



**Montana State Capitol**  
**Long-Range Legislative Branch Planning**  
August 23, 2023



**Hennebery Eddy**  
Architects



# Team

**Ben Lloyd**

Principal in Charge

**Gregg Sanders**

Programmer/ PM

**Silver Brelsford**

Interior Designer

**Kelly Petix**

Interior Designer

**Kelly Livingston**

Interior Designer

**Nicole Andersson**

Project Architect

**Bethany Chaney**

Project Architect

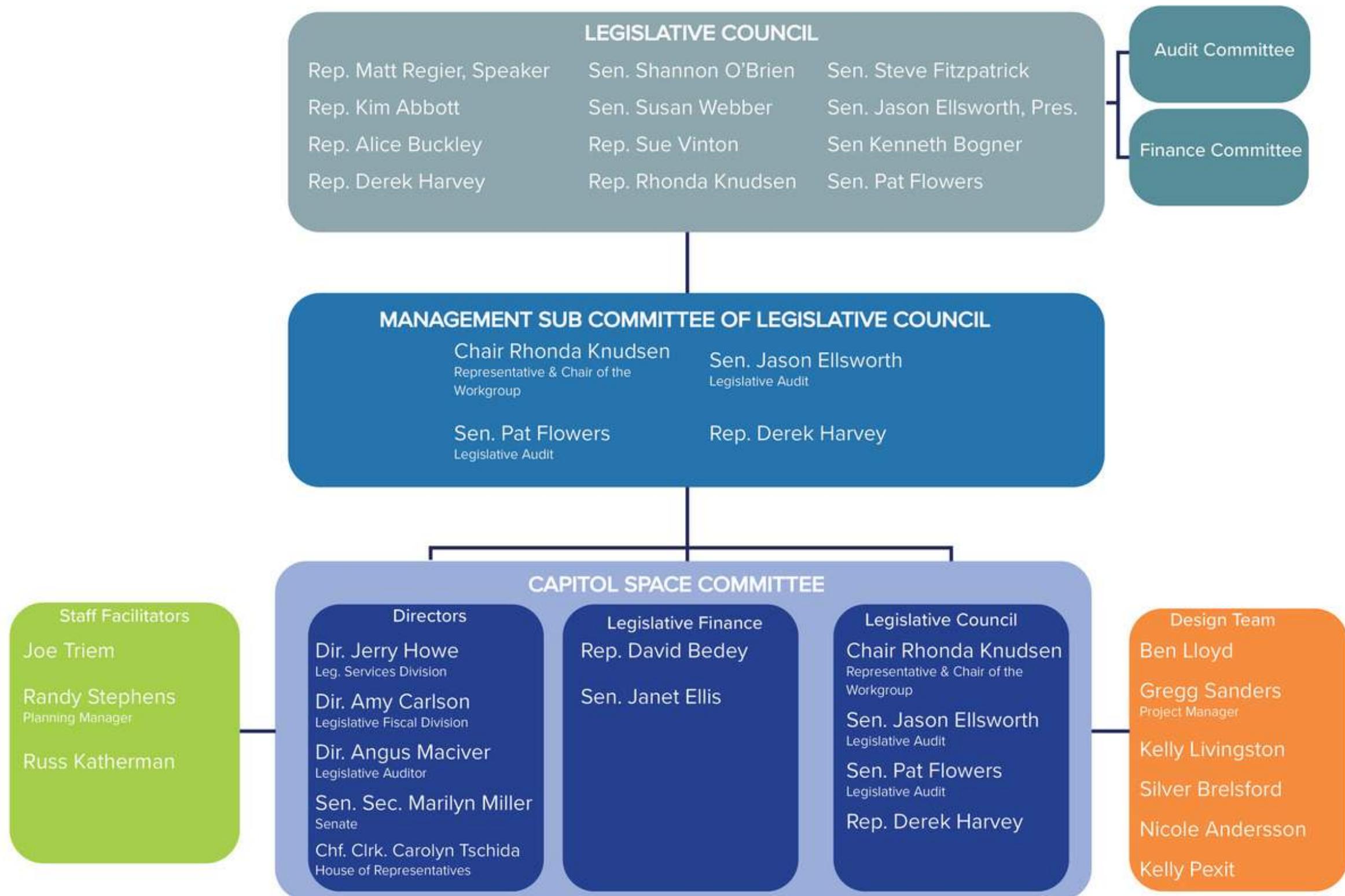
# Agenda

- **Introductions**
- **Process Overview & Findings**
- **Initial Recommendations**
- **Next Steps**

# Today's Goal

**Update the Legislative Council on the progress to date**

# Organizational Chart



# **WORKING GROUP GUIDELINES**

# Continuum of Agreement



# Things to Keep in Mind

WAIT - why am I talking? or Why aren't I talking

Be willing to learn and self-correct

It's ok to speak in "draft form"

Speak from your own experiences and try not to generalize

Assume positive intent

Take care of yourself as needed

# Project Charter

## Purpose

- Provide space needed for the **legislative process** to work **effectively**

## Priorities

- Create an **actionable** and durable plan
- Create spaces that prioritize **efficient work spaces** for Legislators and their Constituents
- Create **flexible spaces** that can adapt to Party and Caucus needs that change every biennium.

## Decisions

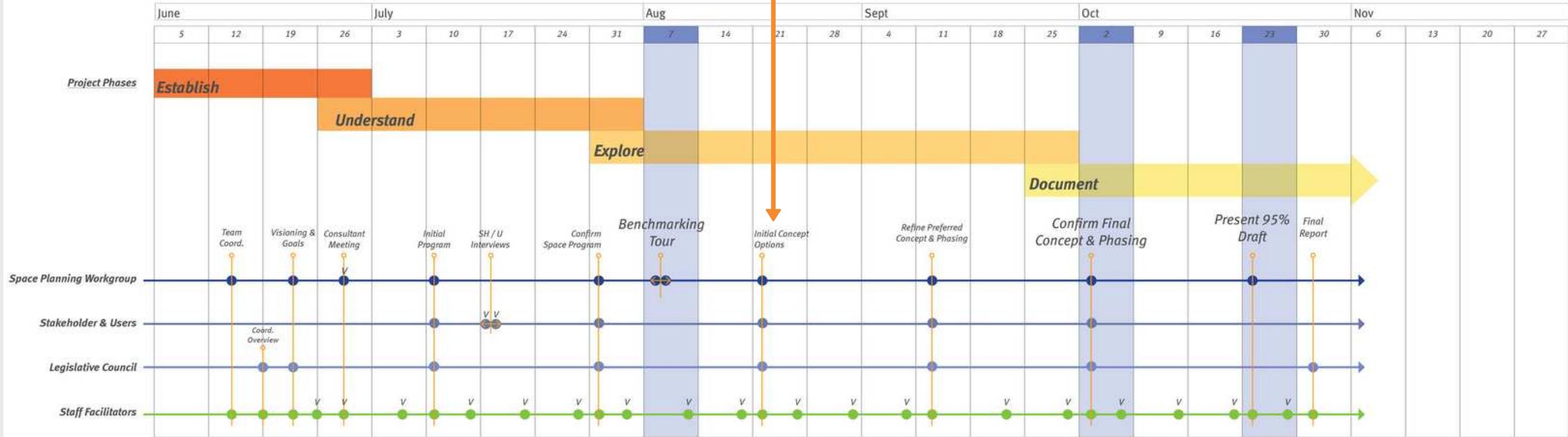
- **Ideas** and suggestions will be generated by users and stakeholders
- **Evaluation** and recommendations will be made by the Space Planning Working Group
- **Recommendation** will be presented to the Legislative Council by the Management Sub Committee
- **Final decisions** will be made by the Legislature

# Gantt Schedule

## MT Capitol LRP

2023

We're Here



### Project Phases

(E) Establish: June 5 - June 26 // 4 Weeks

(U) Understand: June 26 - July 31 // 6 Weeks

(EX) Explore: July 31 - Sept 25 // 9 Weeks

(D) Document: Sept 25 - Oct 30 // 6 Weeks

# Key Milestones

## Work to Date

- **June 21: Space Planning Working Group Kick-Off**
- **July 10-21: Planning and Conducting User/Stakeholder Interviews**
- **August 7-9: Benchmarking Tours**
- **August 22: Workshop 4 “Initial Concept Options & Selection of Preferred Concept”**

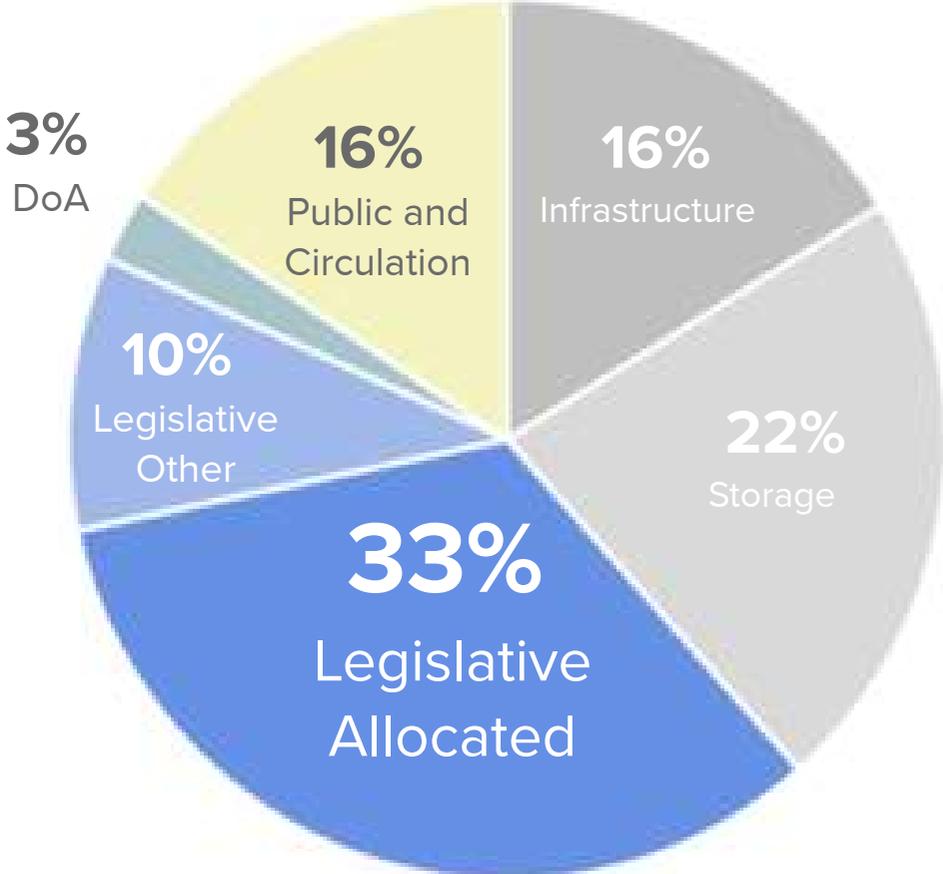
## Future Work

- **Sept 12: Workshop 5: “Refined Preferred Concept and Initial Phasing Strategies”**
- **October 3: Workshop 6: “Confirmation of Final Concept & Phasing Plan”**
- **October 24: Workshop 7: “Presentation of 95% Draft Report”**
- **October 31: Deliverable: Final Report**

# **EXISTING SPACE UTILIZATION ANALYSIS**

# Legislative Controlled Area

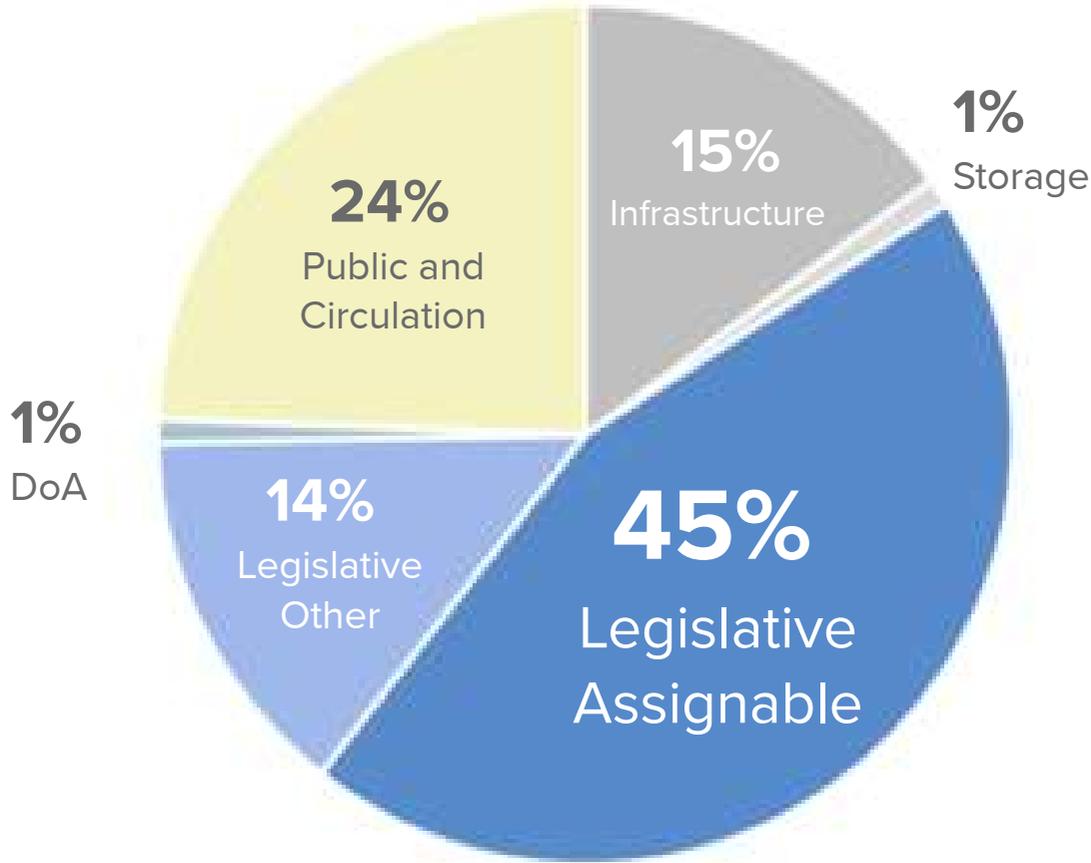
Basement, Level 0



Legislative Assignable: 11,571 SF

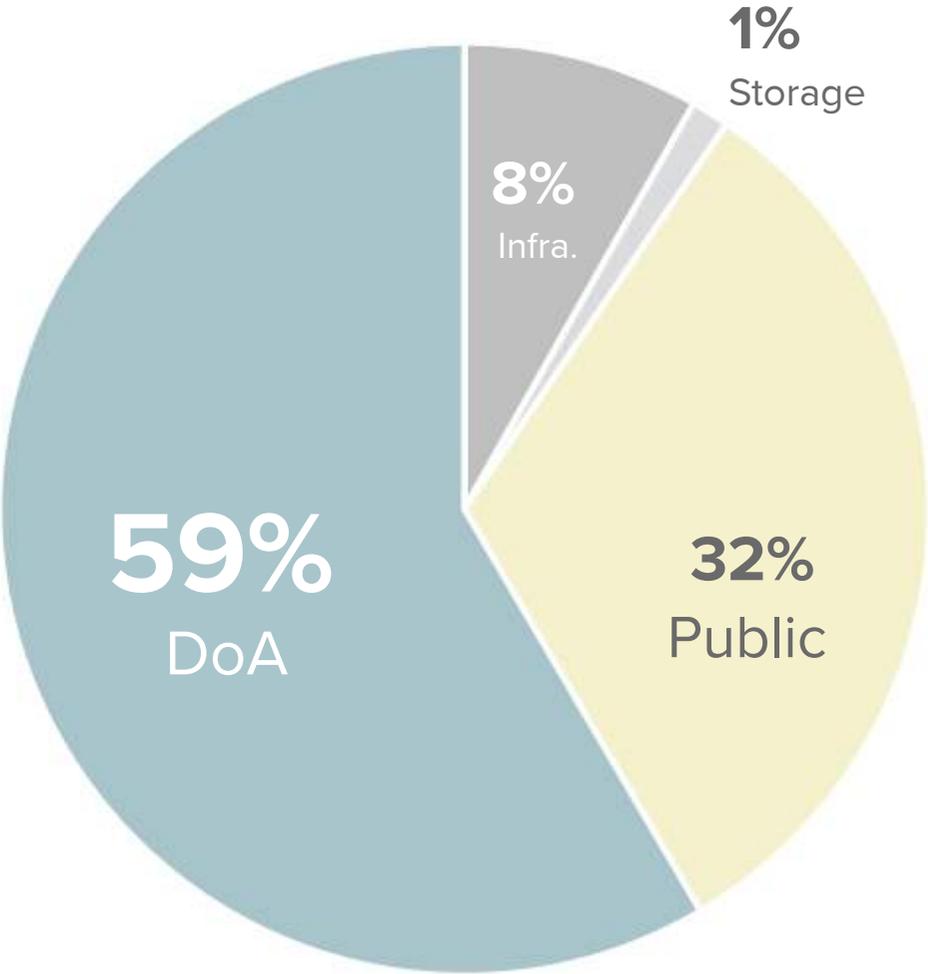
# Legislative Controlled Area

Level 1

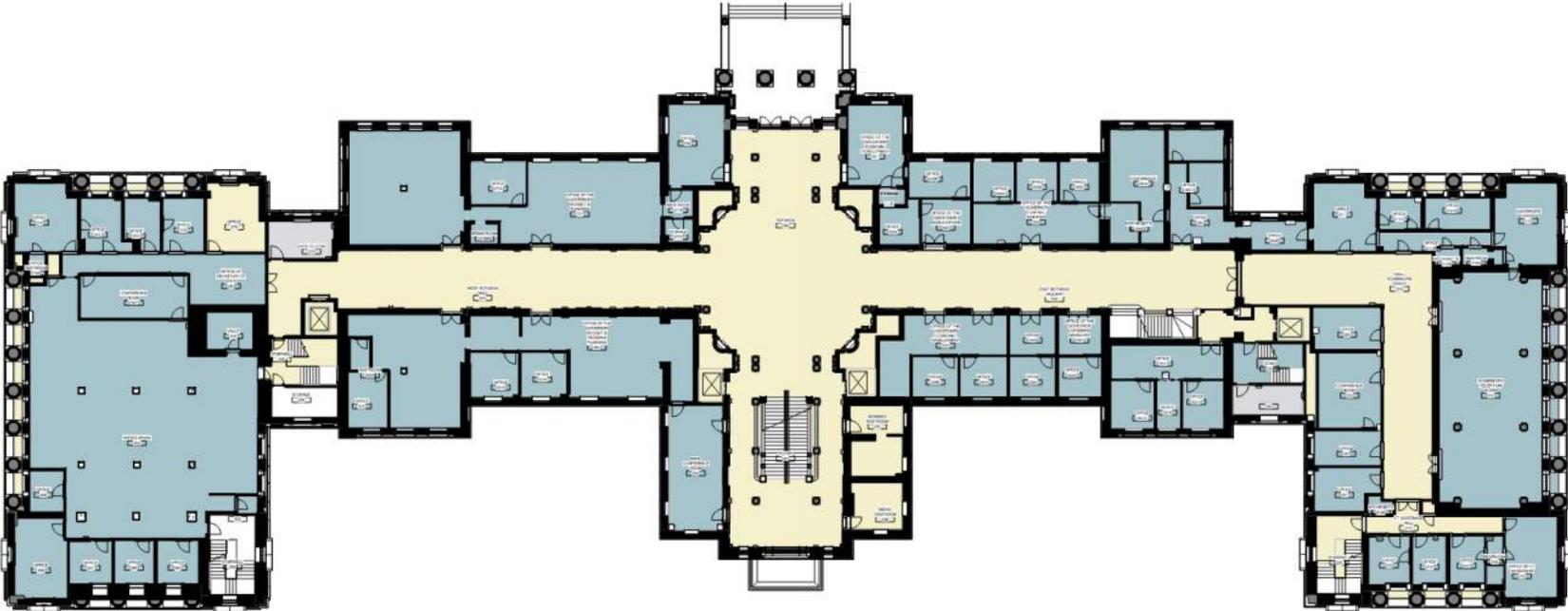


Legislative Assignable: 16,443 SF

# Legislative Controlled Area



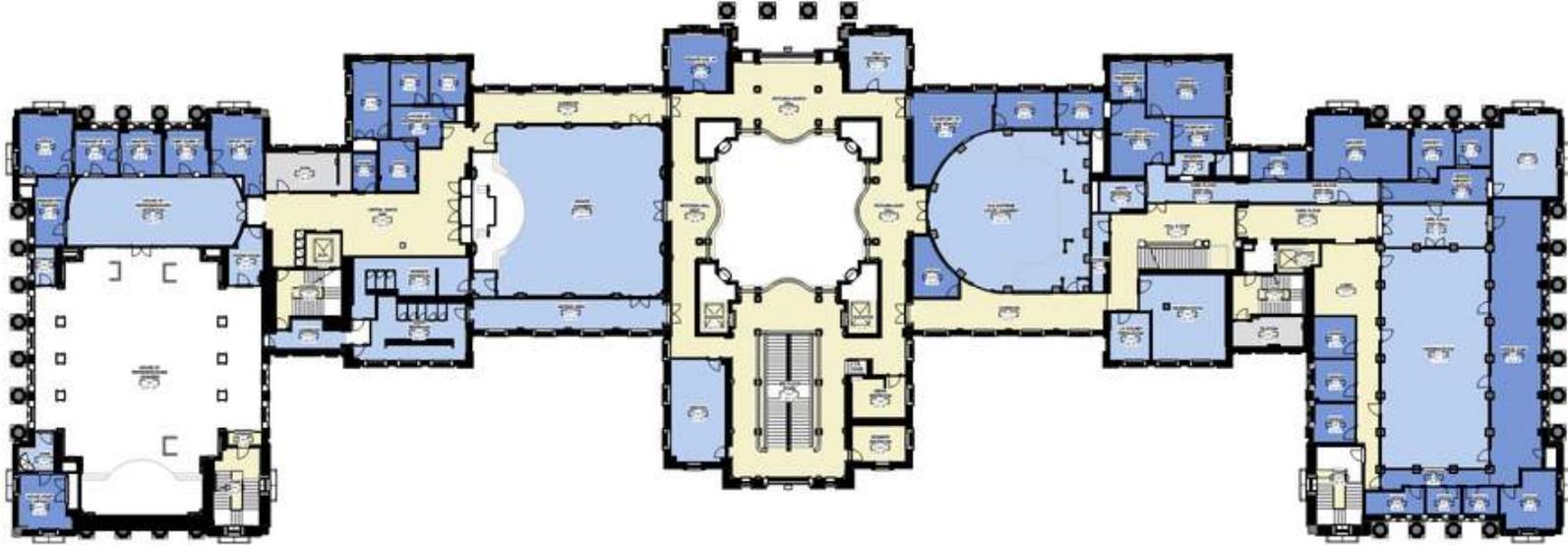
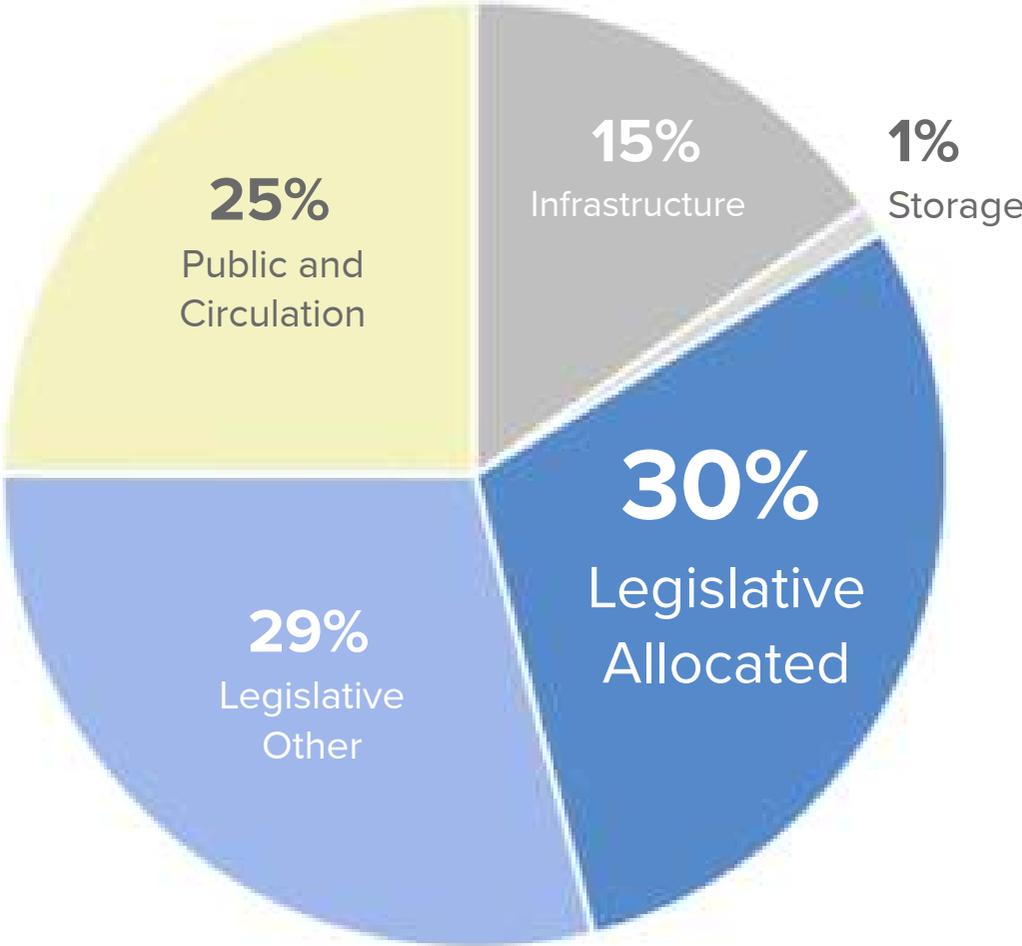
Level 2



DoA Assignable: 20,766 SF

# Legislative Controlled Area

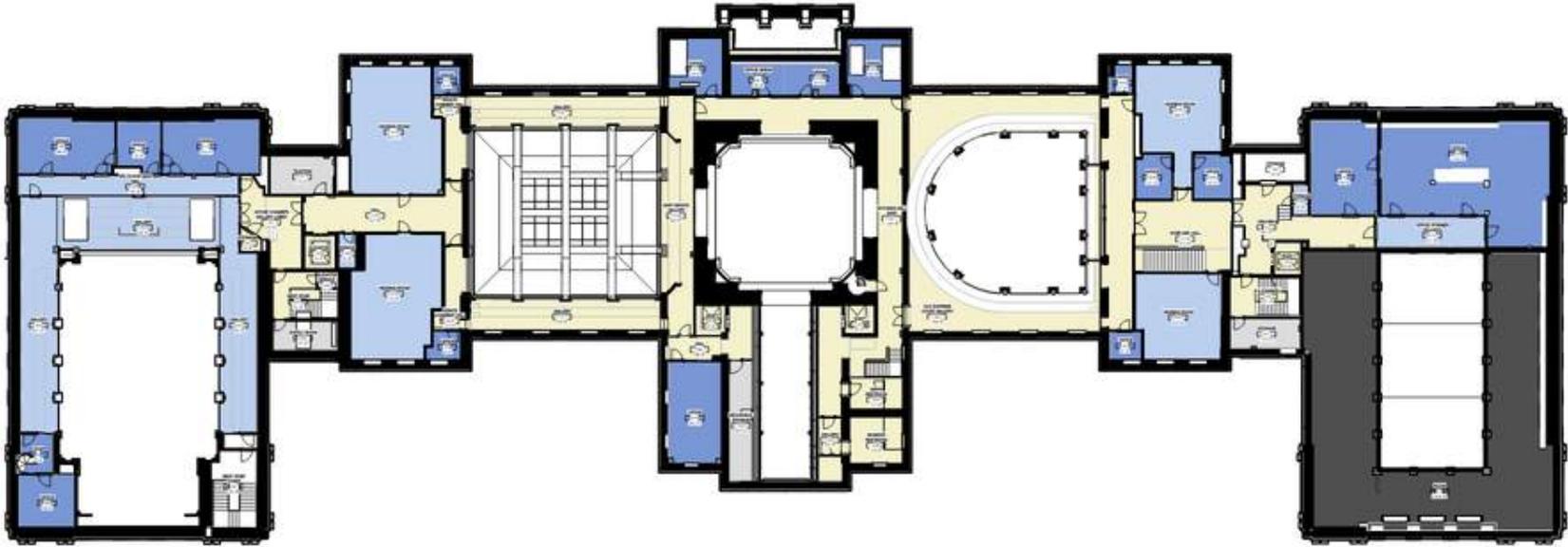
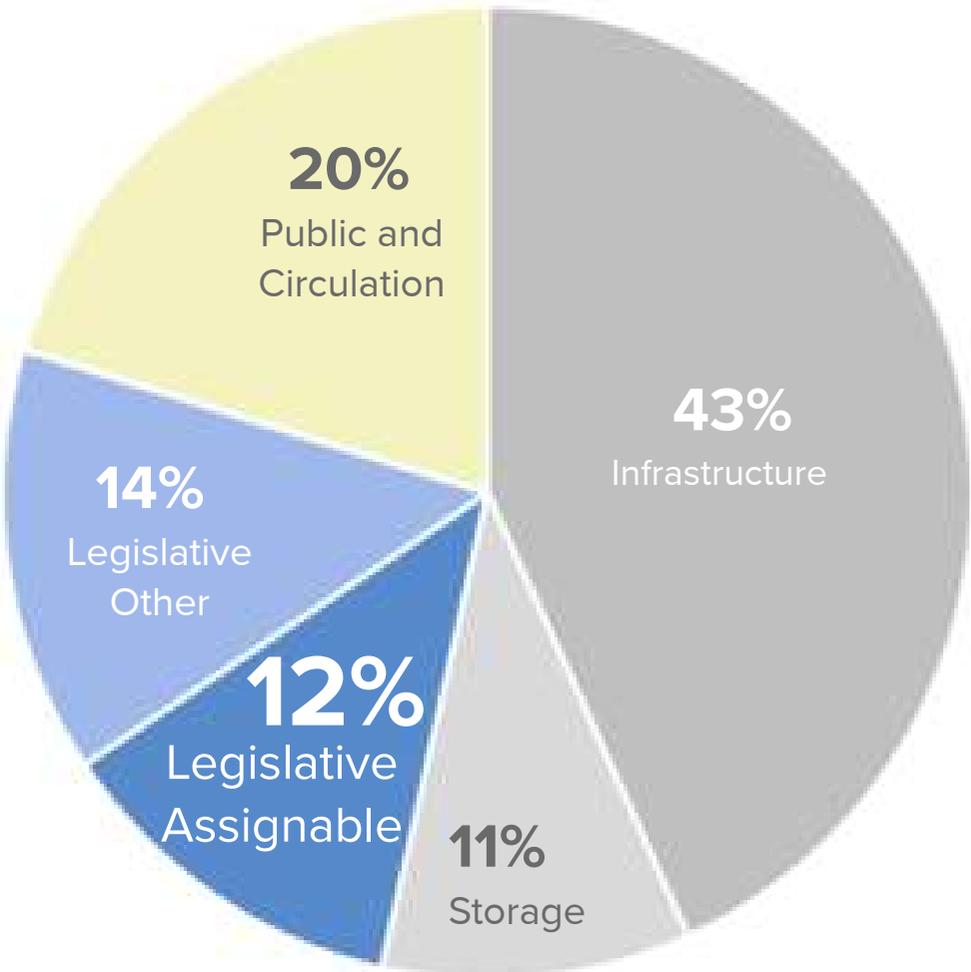
Level 3



Legislative Assignable: 10,515 SF

# Legislative Controlled Area

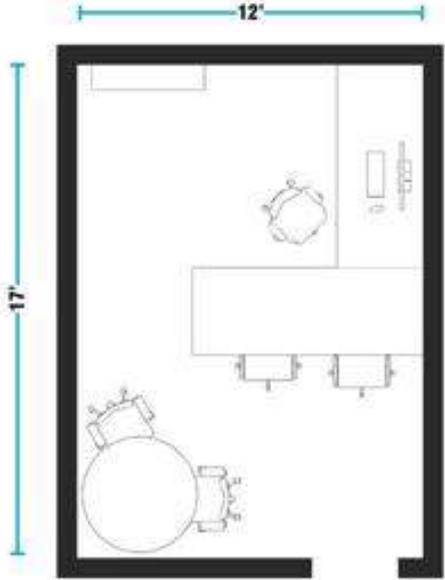
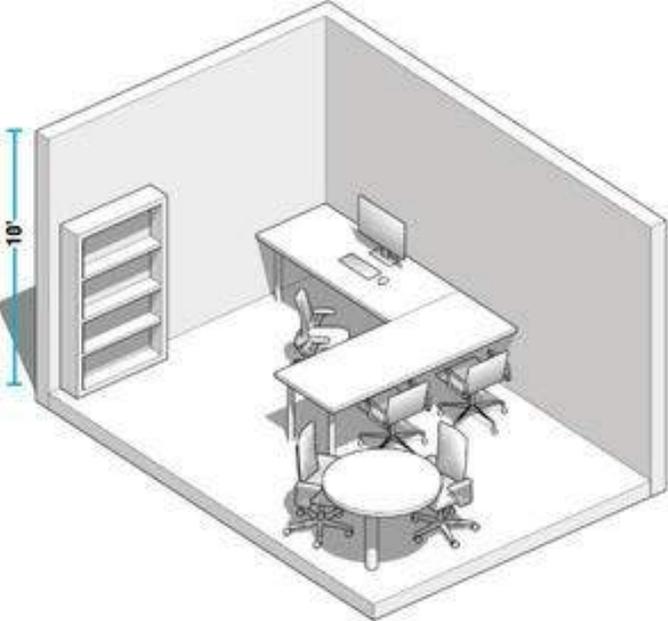
Level 4



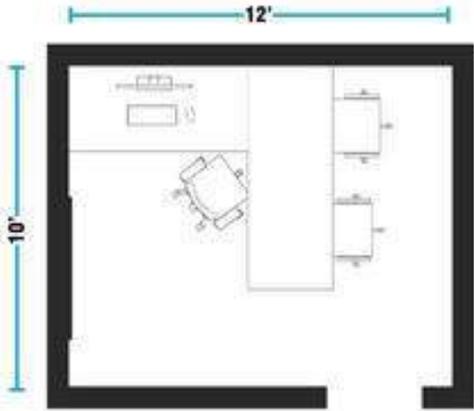
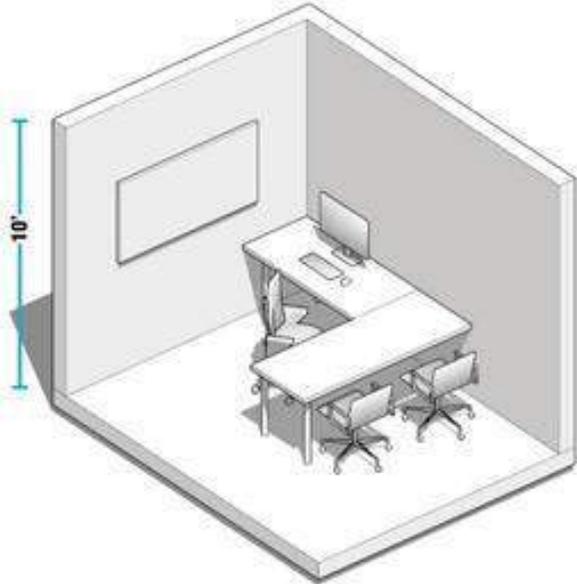
Legislative Assignable: 4,417 SF

# ROWS Space Recommendations

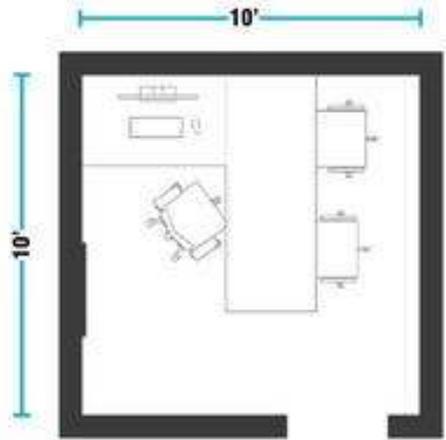
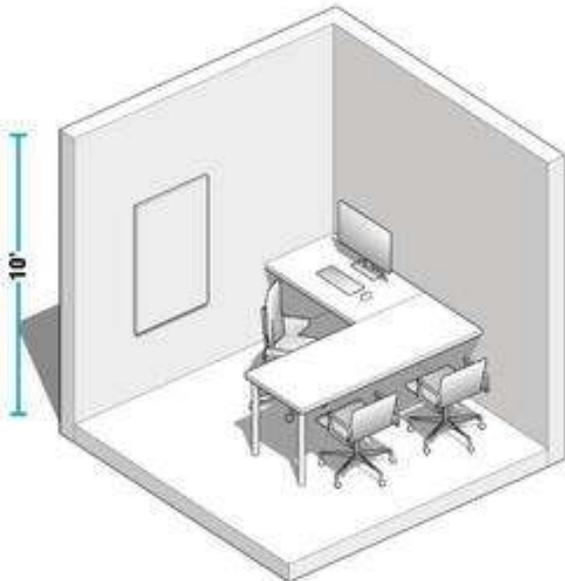
**LARGE OFFICE**  
200+ SQFT



**MEDIUM OFFICE**  
120 SQFT



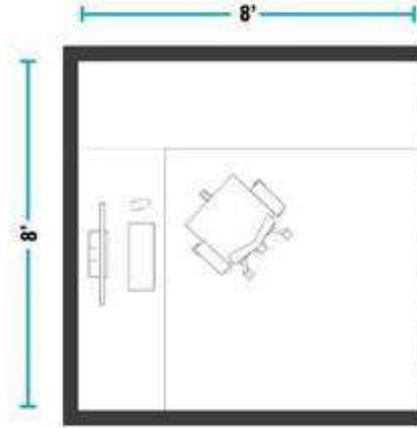
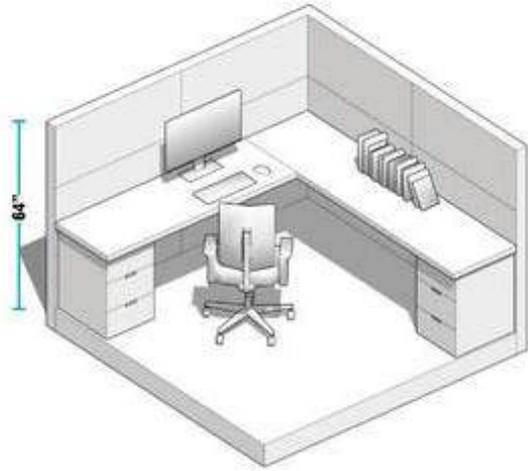
**SMALL OFFICE**  
100 SQFT



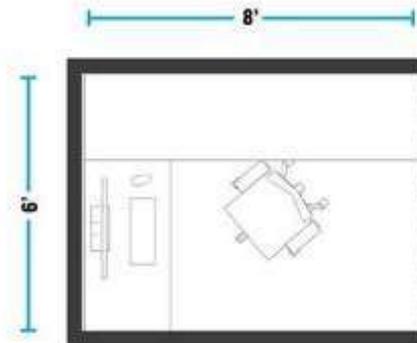
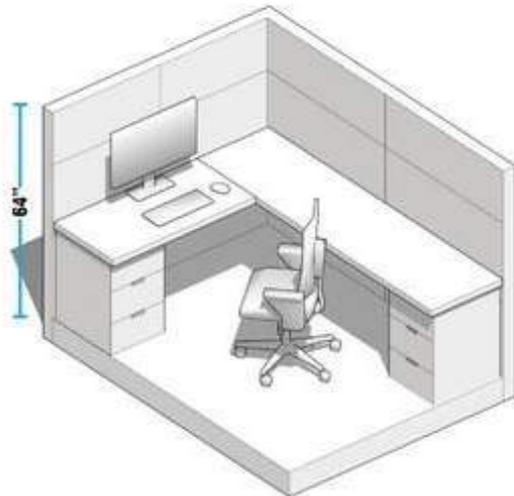
# ROWS Space Recommendations

## Workstations

**WORKSTATION A**  
64 SQFT

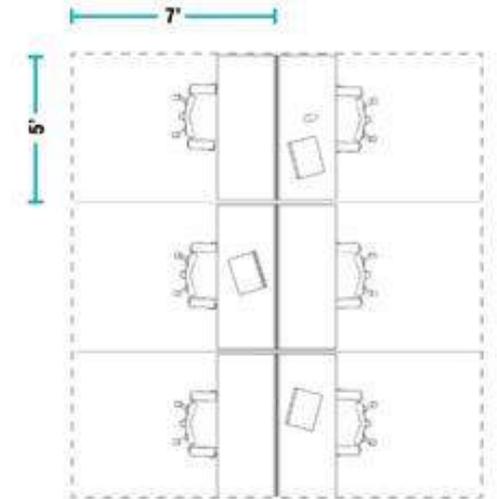
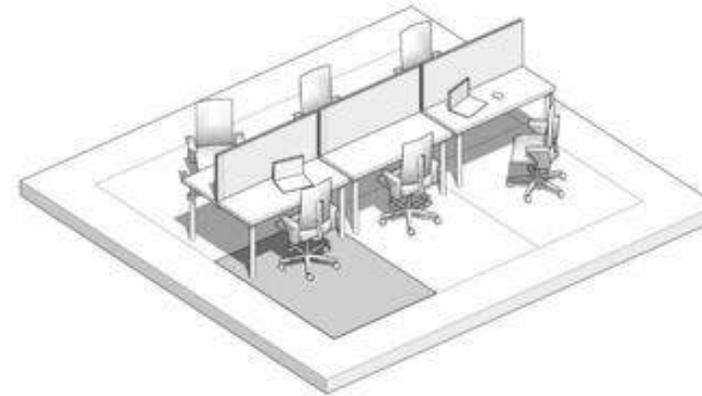


**WORKSTATION B**  
48 SQFT



## Touchdown

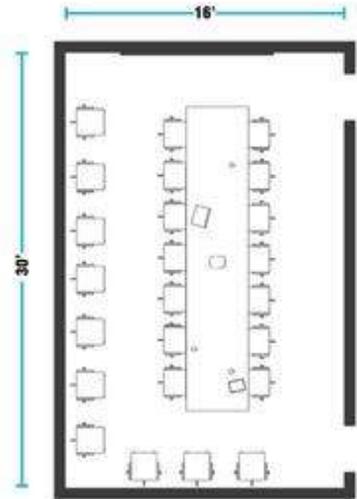
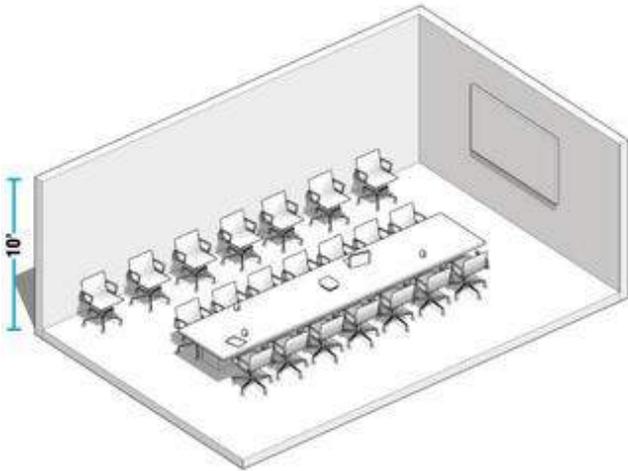
**TOUCHDOWN STATION**  
35 SQFT PER PERSON



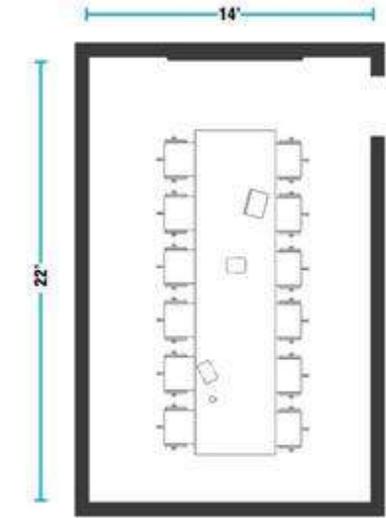
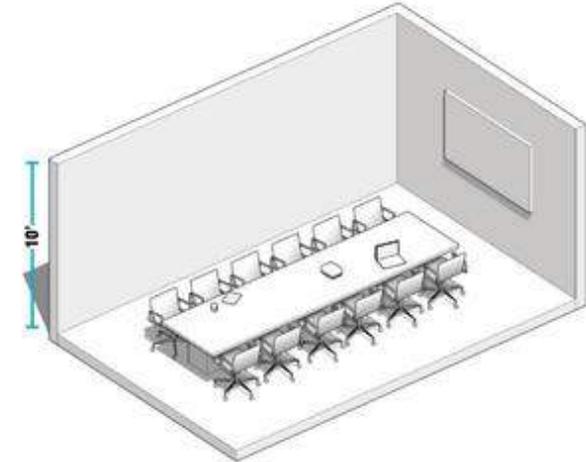
# ROWS Space Recommendations

## Conference & Huddle Rooms

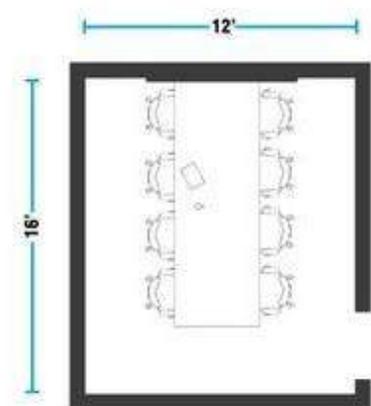
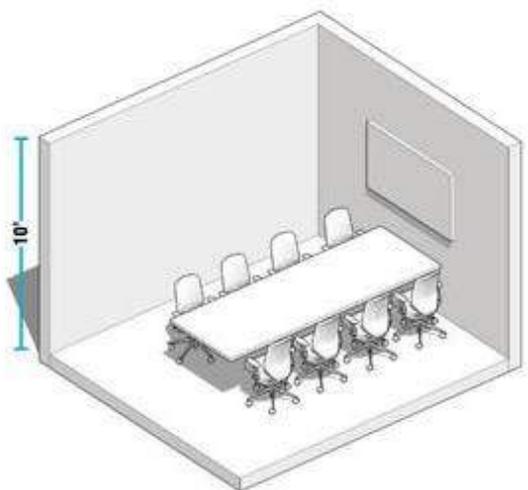
**LARGE CONFERENCE**  
450 SQFT



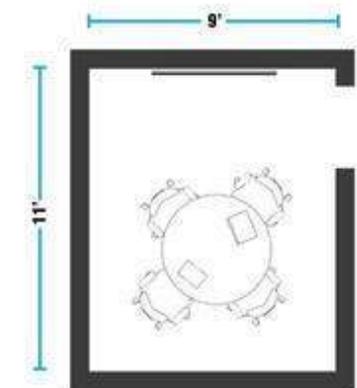
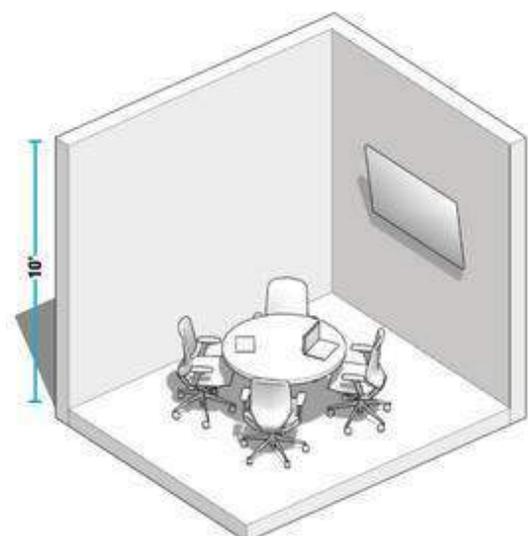
**MEDIUM CONFERENCE**  
300 SQFT



**SMALL CONFERENCE**  
200 SQFT



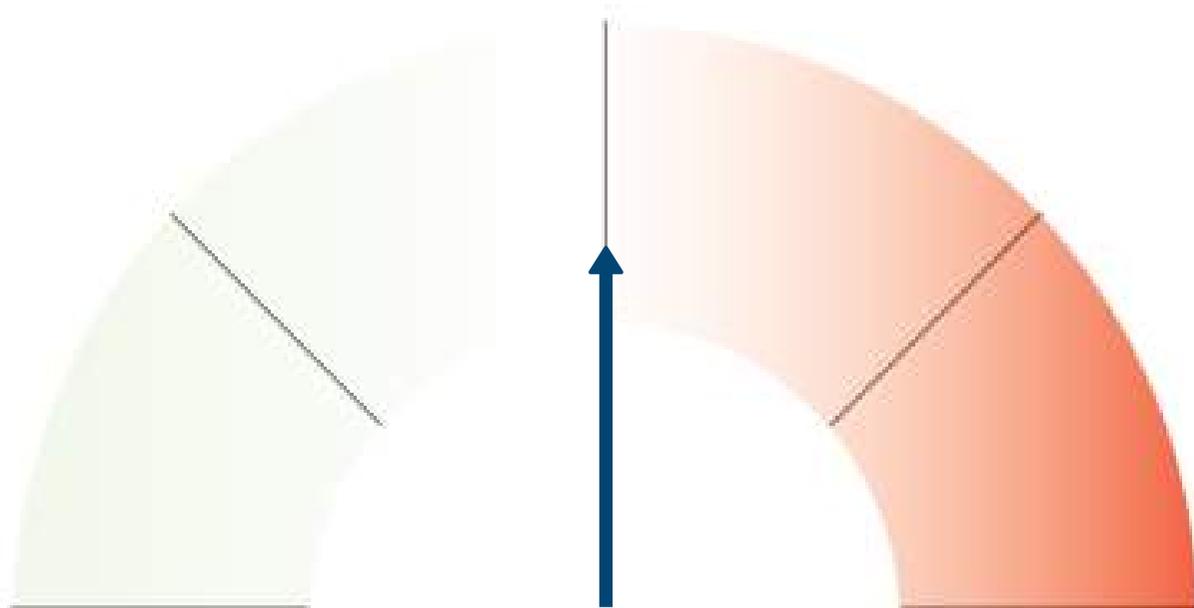
**HUDDLE ROOM**  
100 SQFT



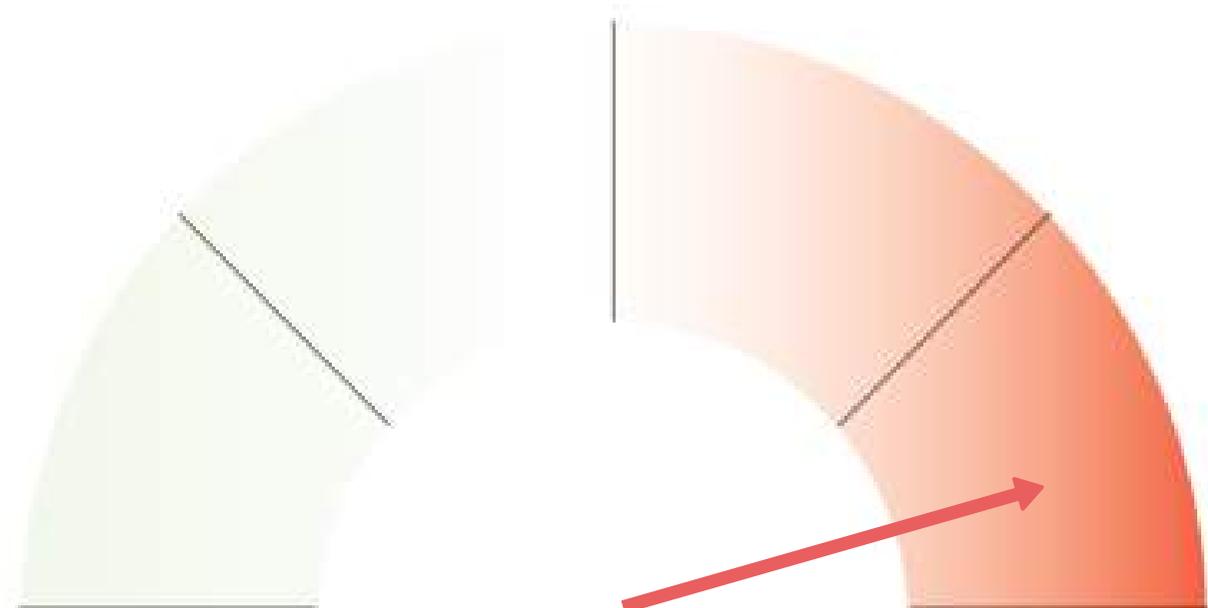
# Capitol Space Breakdown

What we heard..

In Interim

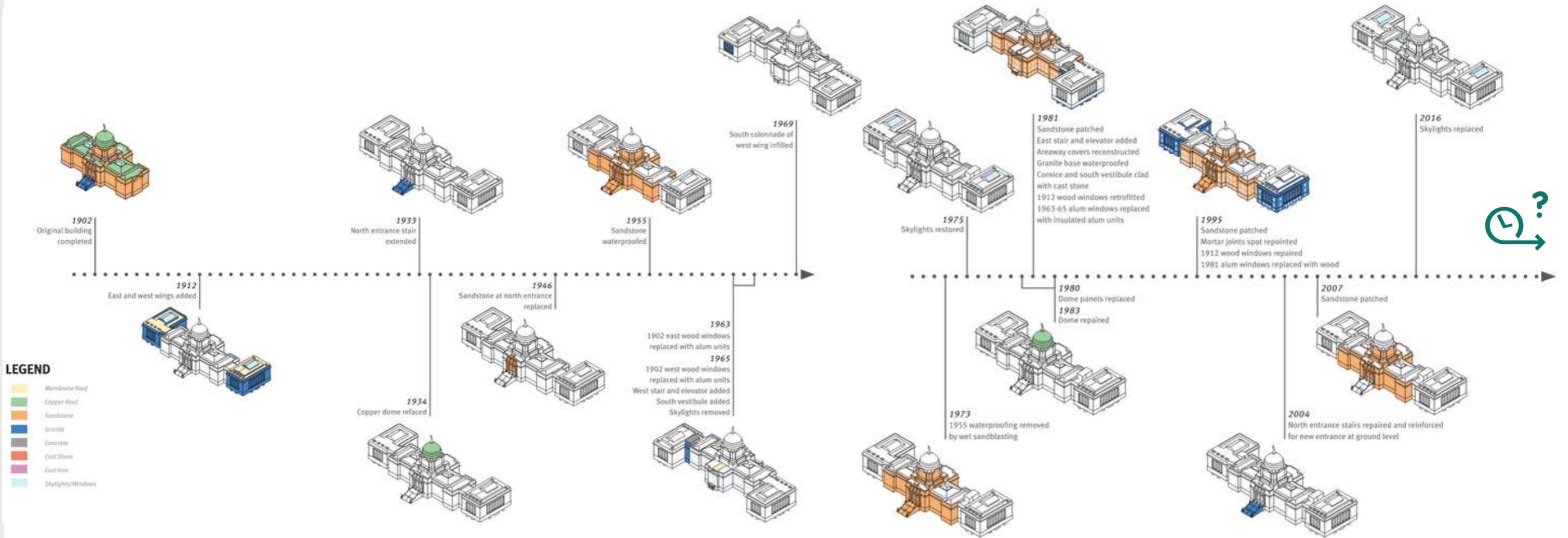


In Session



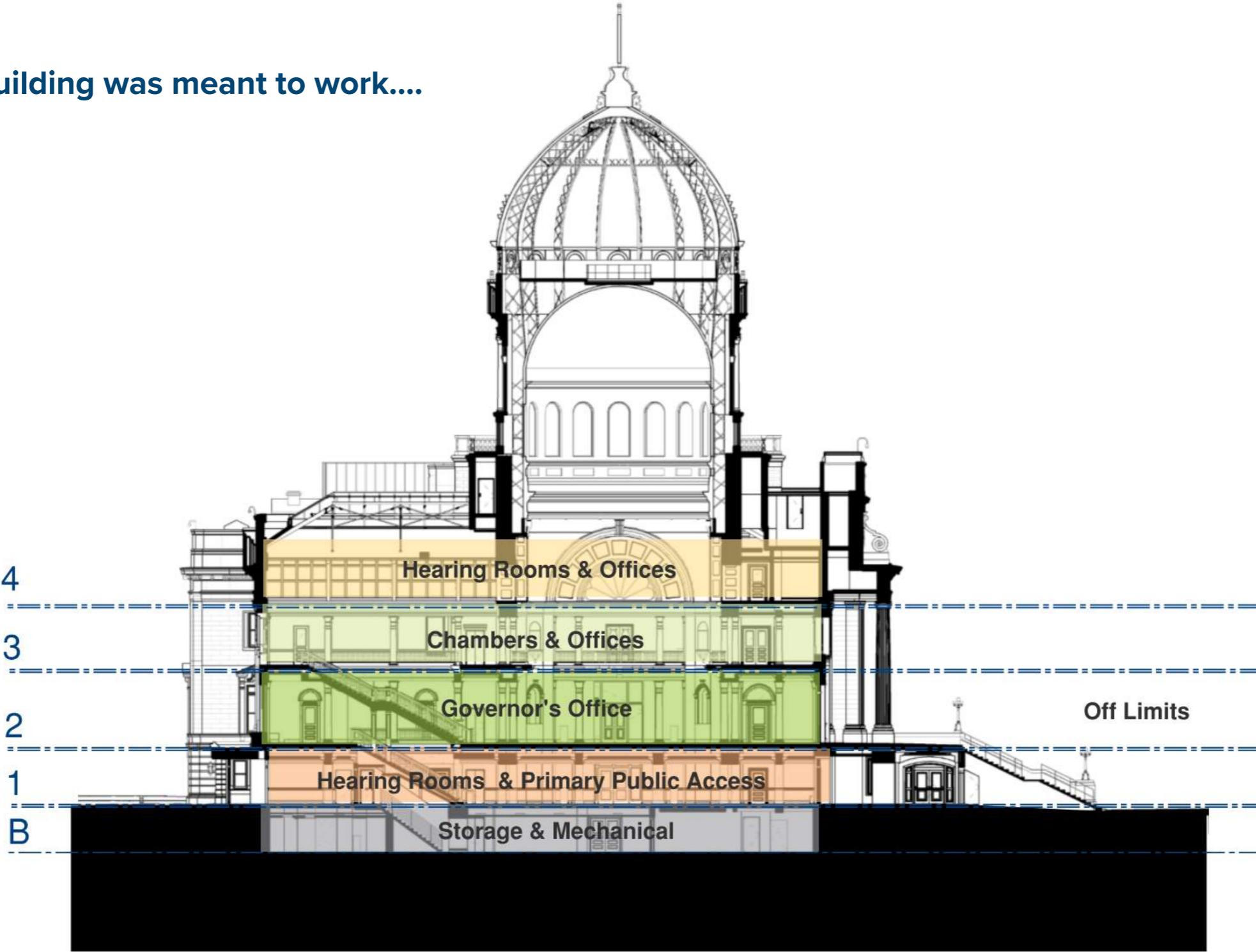
# **CAPITOL CHARACTERISTICS**

# Exterior Chronology Study



# Capitol Space Breakdown

This is how the Building was meant to work....

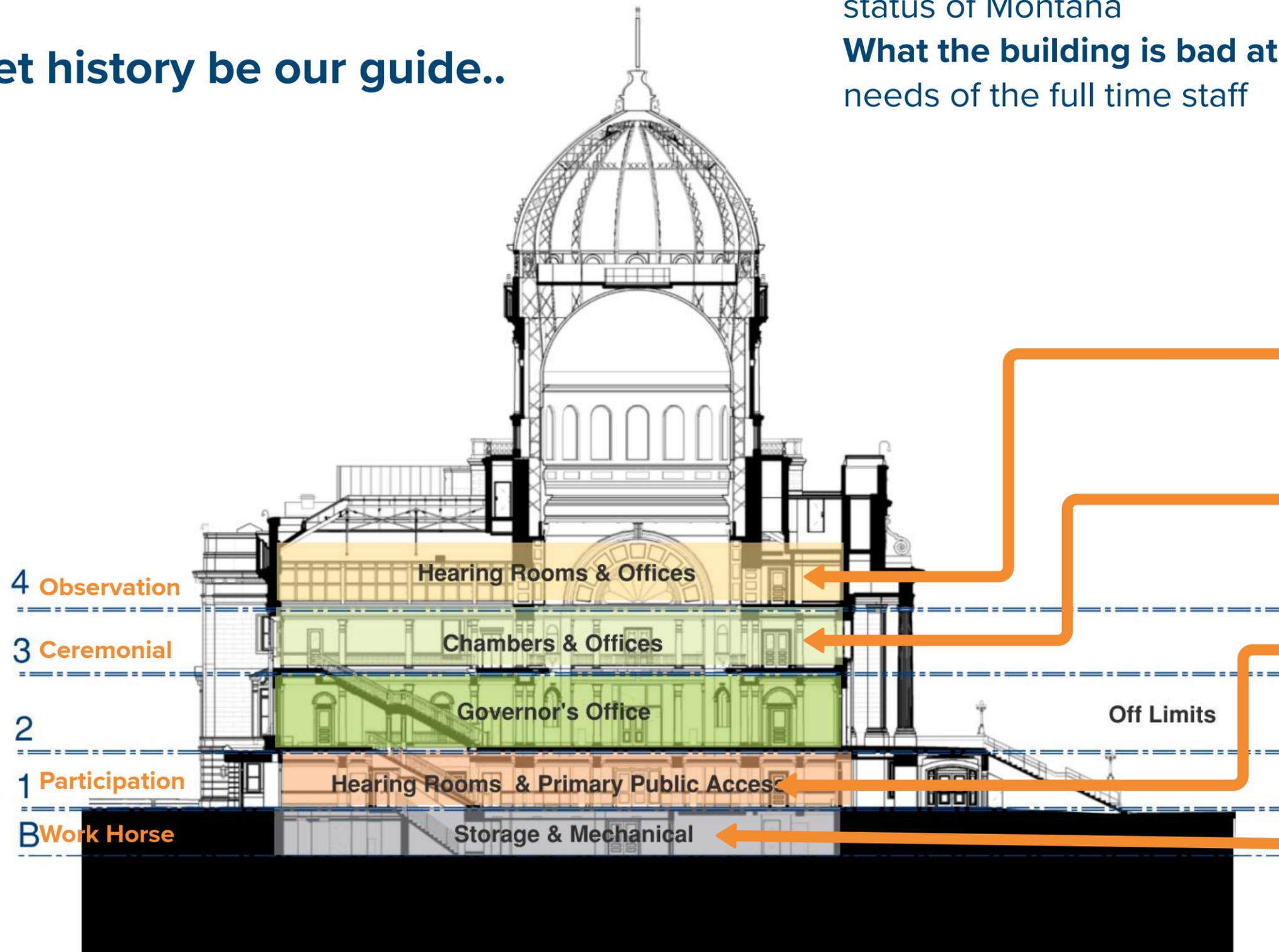


# Capitol Space Breakdown

Let history be our guide..

**What the building good at:** celebrating tradition, history, status of Montana

**What the building is bad at:** supporting modern office needs of the full time staff



Level 04

**Public Viewing,  
Private Offices &  
Meeting Area**

Level 03

**House and Senate Offices &  
House and Senate Support**

Level 01

**Hearing Rooms & Opportunity  
for Public Facing Offices**

Level 00

**Due to:**

- **No Daylight**
- **Low Ceiling**
- **Poor Ventilation**
- **No Public Access**

**We Recommend IT, Storage  
and Temp staff**

# **STAKEHOLDER & USER INTERVIEWS**

# Priorities per Capitol User Group

MT Capitol LRP

## Legislative Fiscal Division (LFD)

### Top Priorities

- **Staff Collaboration area**
- **Elected Official Collaboration Area**
- **Direct adjacency to LSD (and Audit if possible)**
- **Configured to allow Screen Privacy**
- **Public Access**
- **Moderate Growth projected**
- **Remote work is impractical during session**
- **Adjacency to Executive**

## Legislative Service Division (LSD)

### Top Priorities

- **Staff Collaboration area**
- **Direct adjacency to ALL Divisions**
- **Touchdown areas for Remote Workers**
- **Private Offices for all Leadership, attorneys and researchers, HR, and remaining of OLIS**
- **Moderate Growth projected**
- **Remote work is impossible during session**
- **Public Access**

# Priorities per Capitol User Group

MT Capitol LRP

## Legislative Audit Division (LAD)

### Top Priorities

- **Continued Presence in Capitol (5 Private offices for leadership)**
- **Public Access**
- **Connection with all other divisions (if possible)**
- **Connection to Elected Officials**
- **Needs connection to Capitol**

## Elected Officials

### Top Priorities

- **Private offices for All Leadership**
- **Individual Spaces for all elected officials**
- **Majority/Minority Separation**
- **Accommodate up to 75/25 super majority in House.**
- **35/15 for super majority in Senate**
- **Public Access**
- **Access to Fiscal, and Audit, Temp Staff, Support & IT, Budget Office, Attorney, and Researchers**
- **Attorney and Researchers**
- **Constant IT and AV access**
- **Access to food for everyone**

# Priorities per Capitol User Group

MT Capitol LRP

## Legislative Support

### Top Priorities

- **Direct Access to Legislative Leadership**
- **Access to all other Elected Officials**
- **Accommodation for 100 temp staff**
- **Consolidation of all temp staff**
- **Access to LSD, Chamber, and Hearing Rooms**
- **100 temp staff: 51 senate, 51 House**
- **Partisan staff included: 5-7 per side depending on minority and majority. Hired just for session**

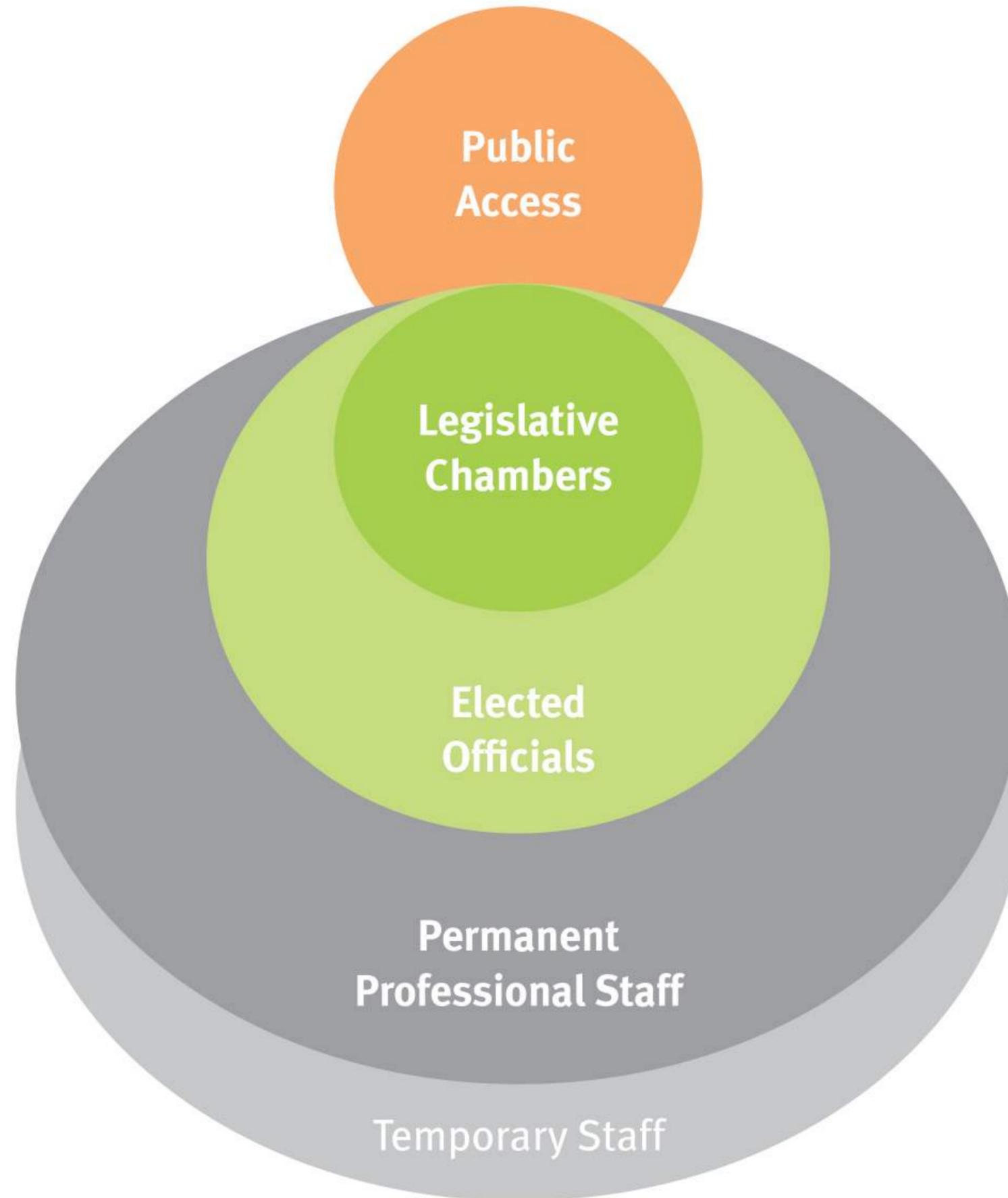
## Press

### Top Priorities

- **Access to Chambers and Hearing Rooms**
- **Soundproof office for recording**
- **Lockable room for equipment storage**
- **Shared offices are OK**
- **Basement location is acceptable**
- **Wayfinding**

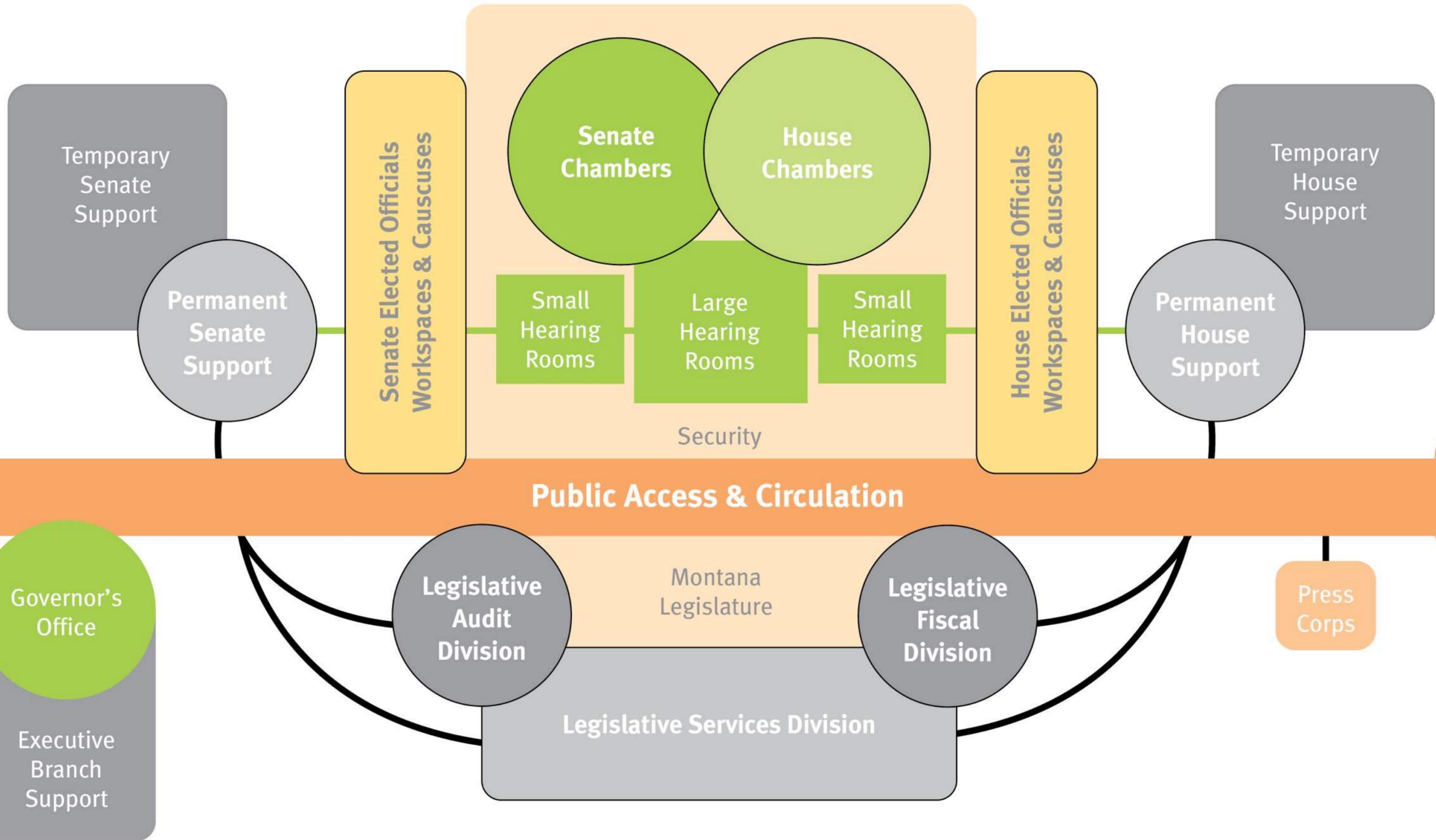
# Adjacencies

MT Capitol LRP



# Adjacencies

MT Capitol LRP



# **BENCHMARKING TOUR**

# Benchmarking Tour: Utah State Capitol Campus

Aug 7th - 9th, 2023

THANK YOU

## STATE

Chair, Rep. Rhonda Knudsen  
Speaker, Rep. Matt Regier  
Rep. Derek Harvey  
Rep. David Bedey

LSD Dir. Jerry Howe  
LFD Dir. Joe Triem  
Chf Clk. Carolyn Tschida

A&E Randy Stephens  
GSD Dir. Steve Baiamonte  
GSD Nikki Simon

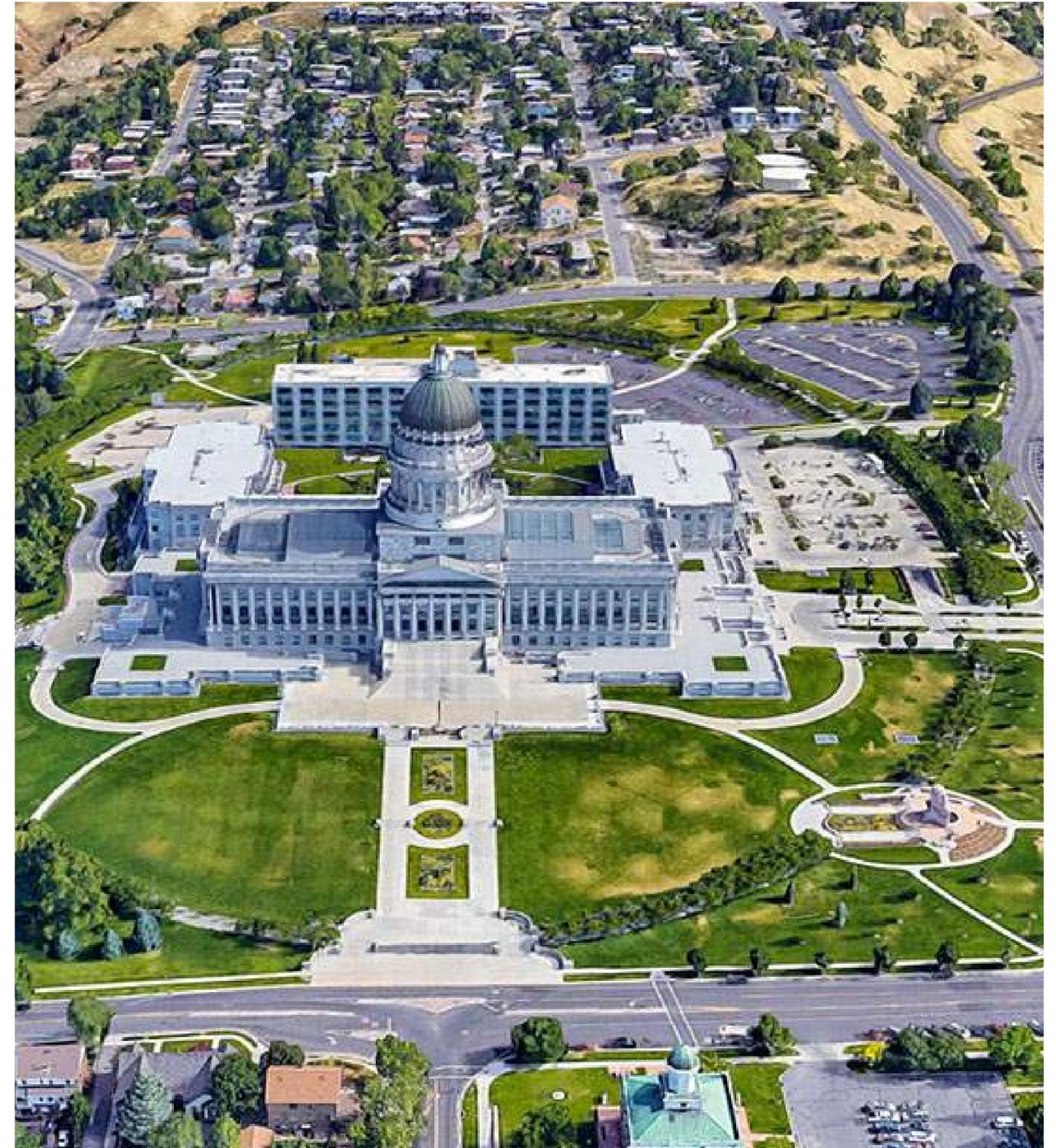
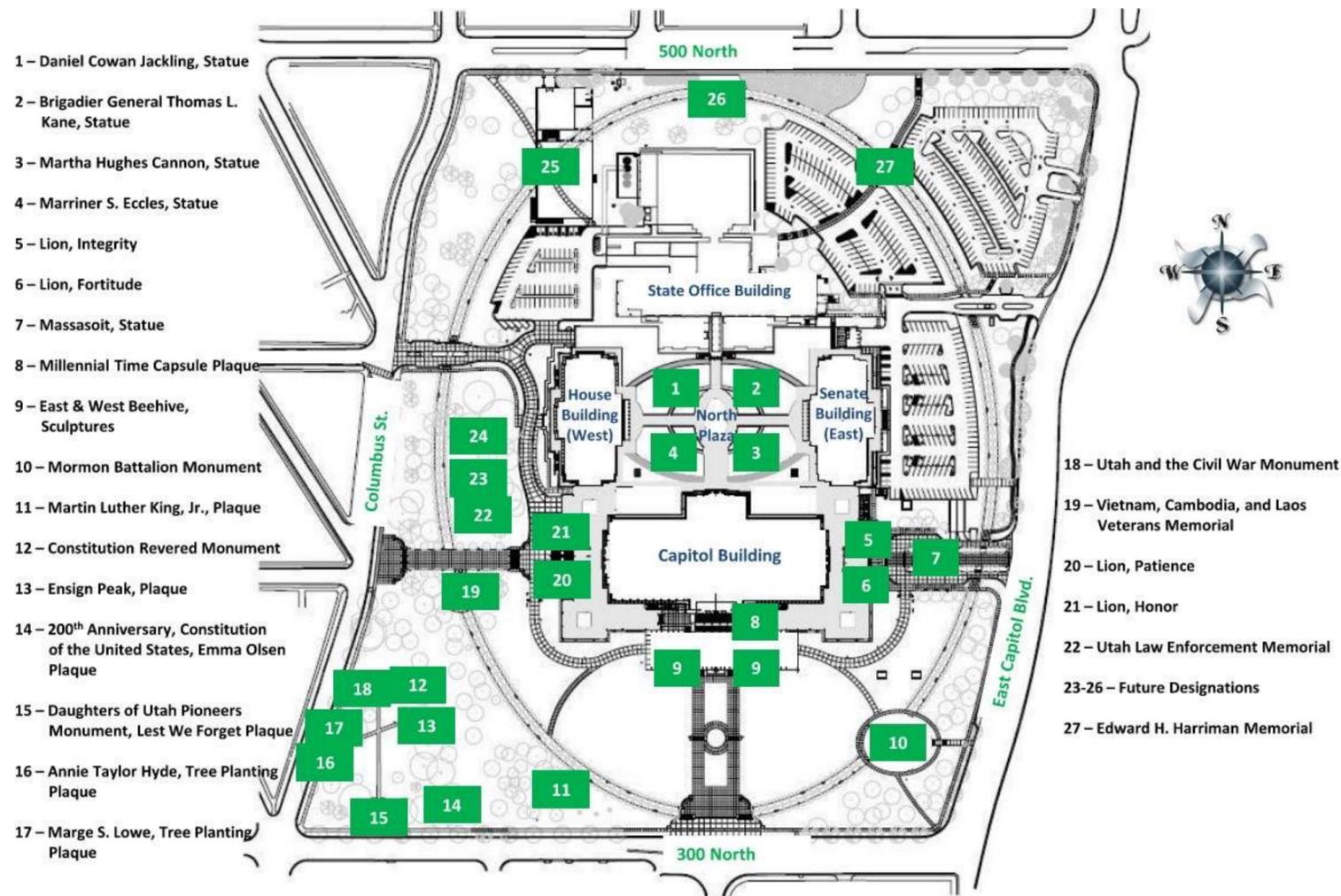
## HENNEBERY EDDY ARCHITECTS

Proj. Manager, Gregg Sanders  
Interior Designer, Kelly Petix



# Benchmarking Tour: Utah State Capitol Campus

## Utah Capitol Campus



# Benchmarking Tour: Utah State Capitol Campus

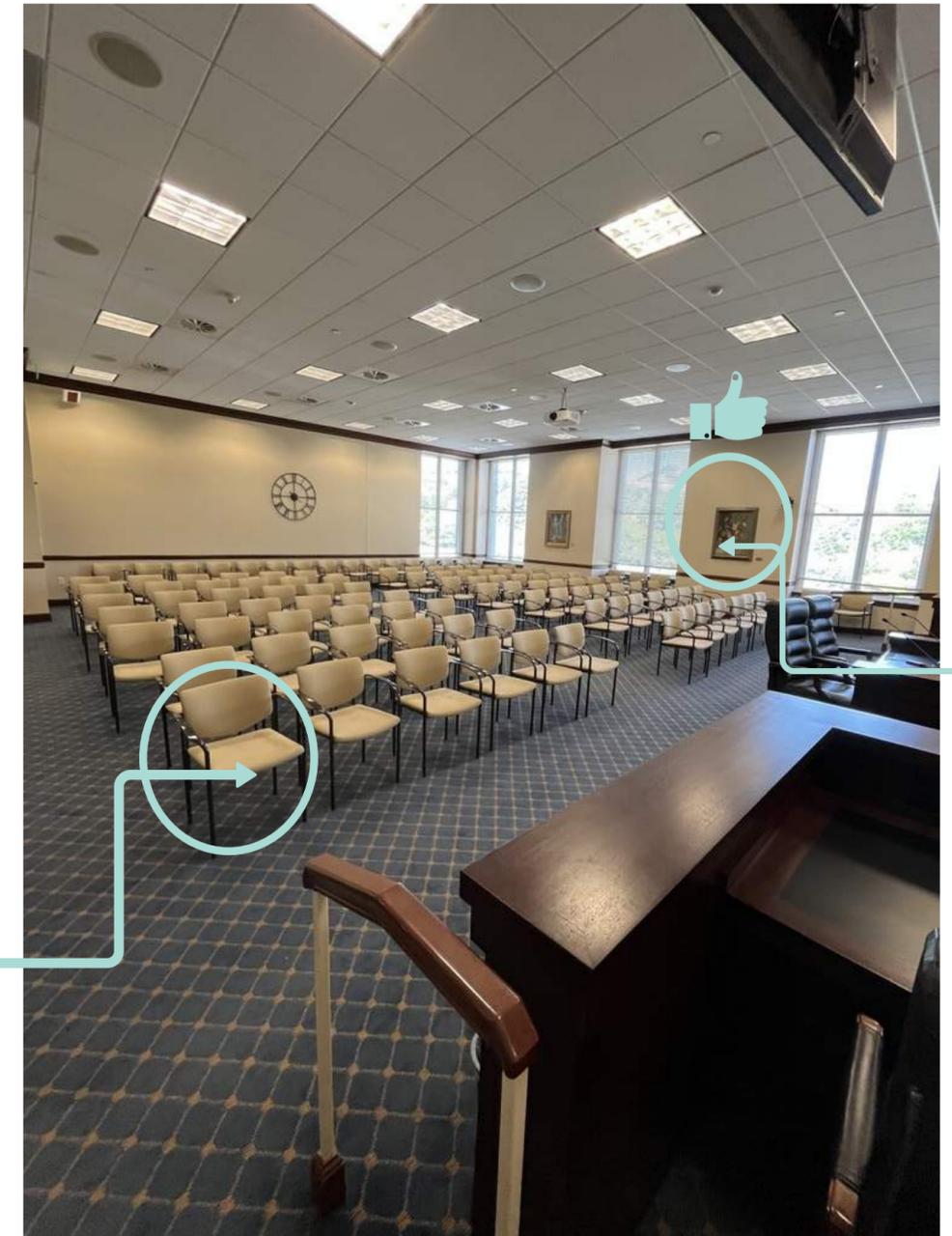
## Hearing rooms



Public's Perspective



Elected Official's Perspective



Daylight



Tall  
Ceilings

Screens for the Public

Individual Screens for  
Elected Officials

Platform for  
Elected Officials

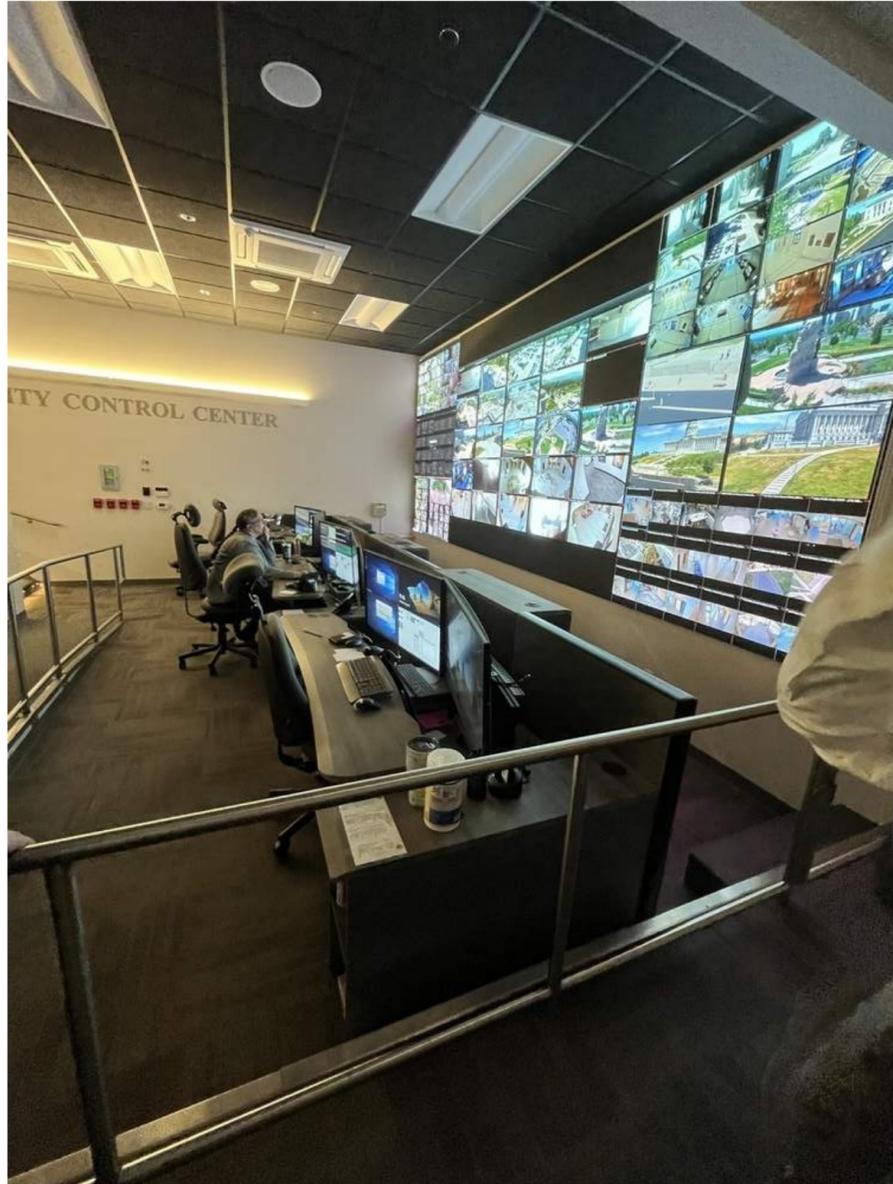
Flexible Seating

Art!

# Benchmarking Tour: Utah State Capitol Campus

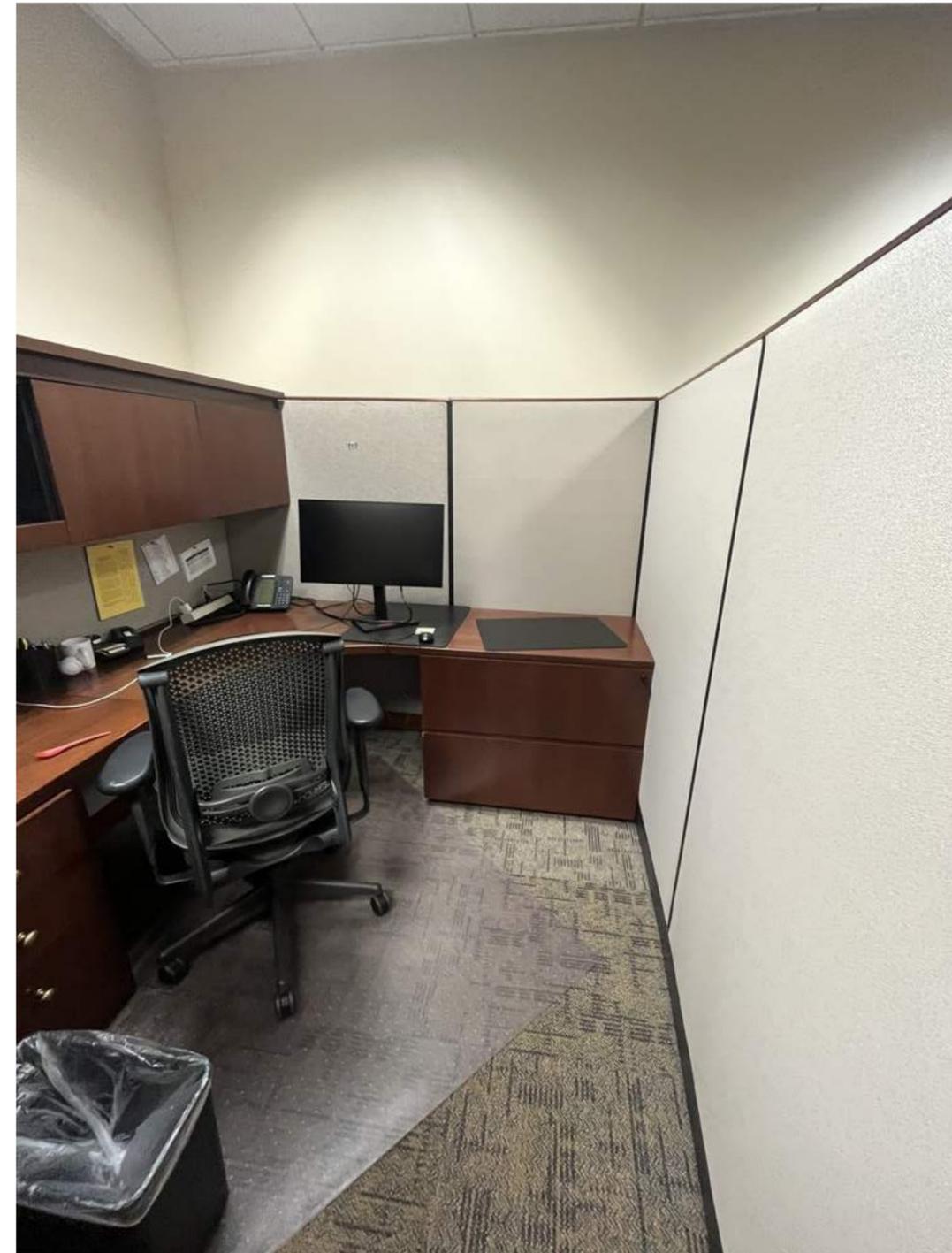


Crisis Room



# Benchmarking Tour: Utah State Capitol Campus

## Staff Area

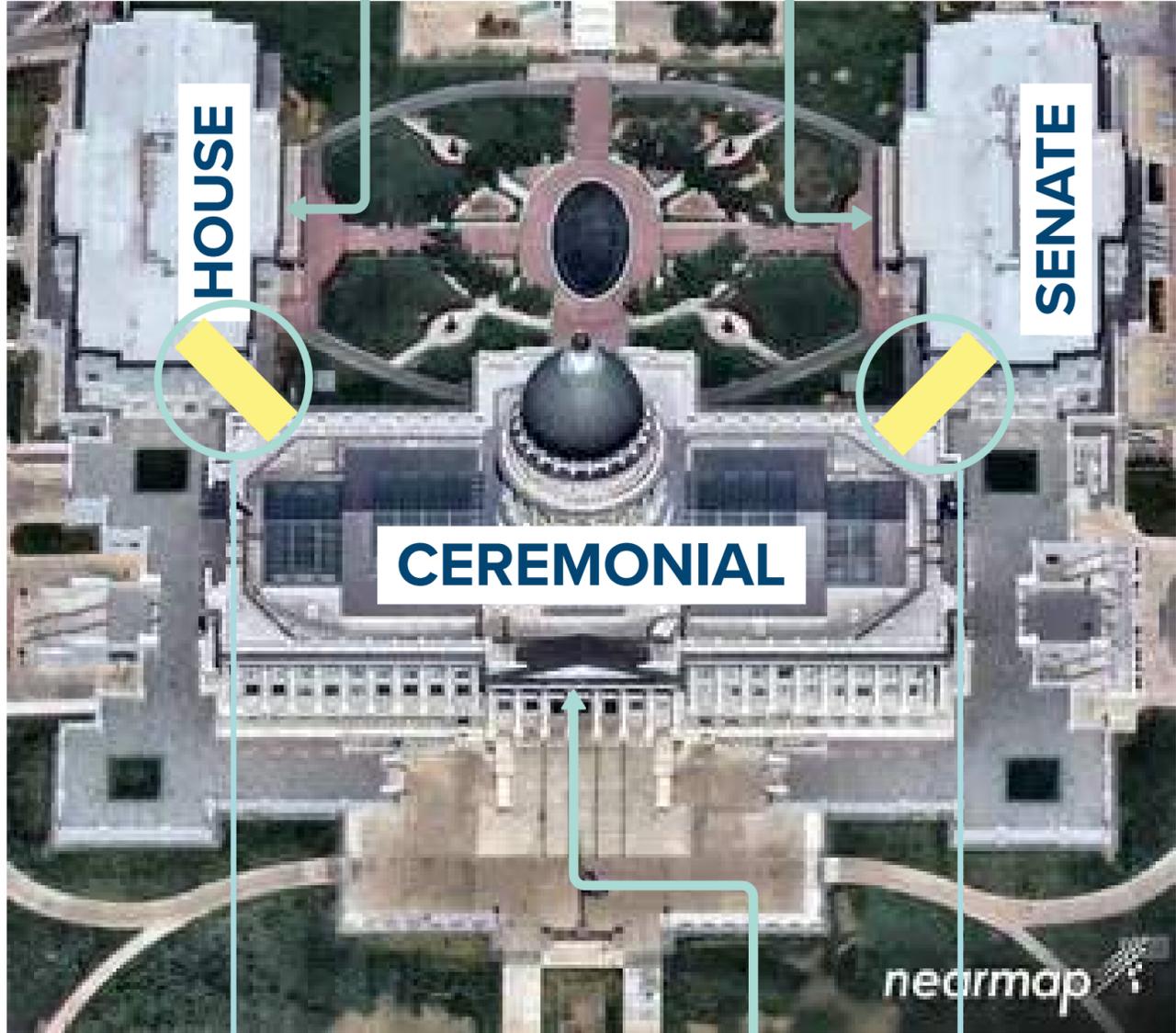


# Benchmarking Tour: Utah State Capitol Campus

## Utah Capitol Campus



Attention to  
Historic Detailing



Separate yet  
Adjacent

Museum Effect

Underground Connection

# **PROGRAM NEEDS**

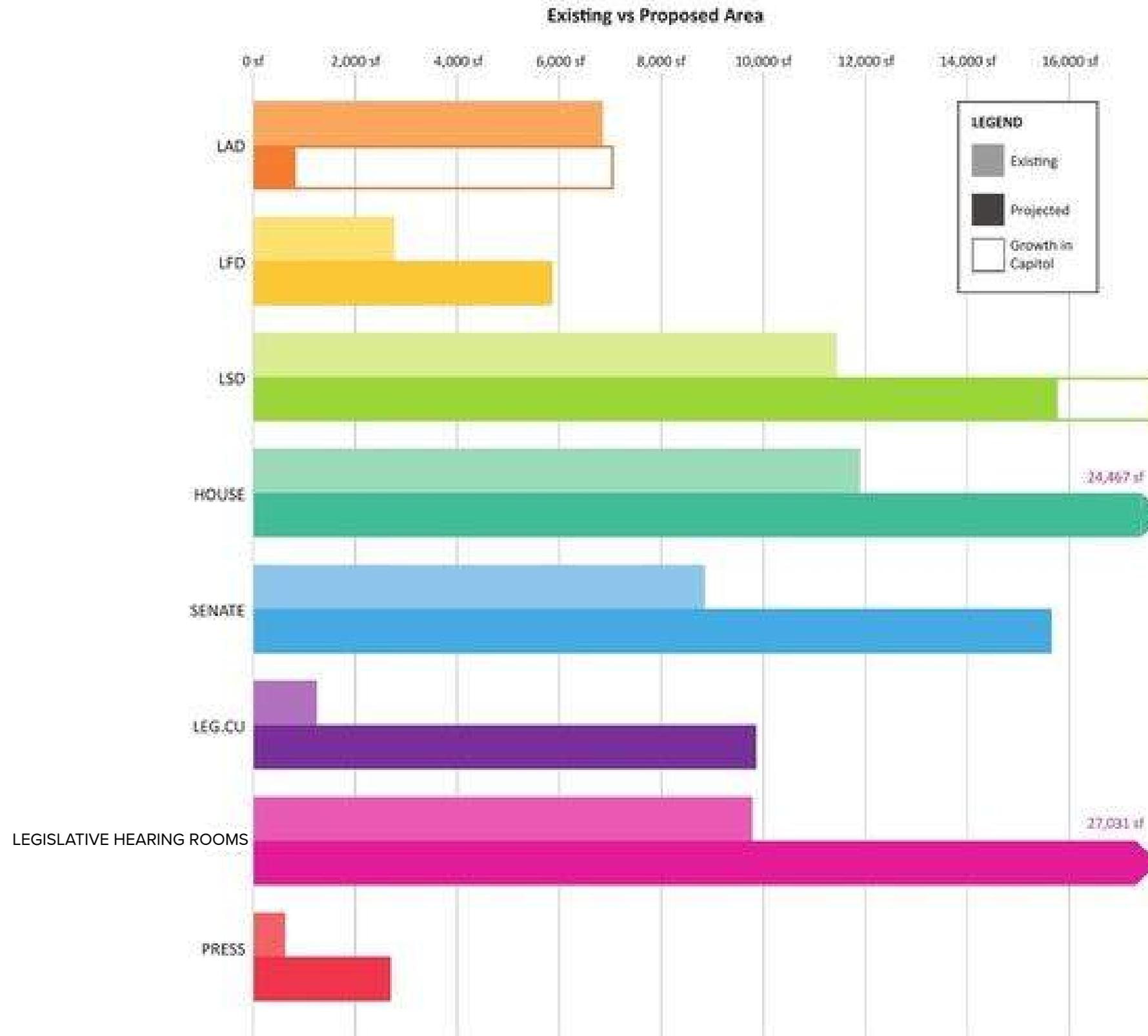
# Program Needs by Group

**MONTANA STATE CAPITOL BUILDING  
PROGRAM SUMMARY**

	EXISTING ALLOCATED		EXISTING ASSIGNED		EXISTING GROSSING FACTOR		PROJECTED 10 YEAR PLAN				DELTA	Comments	
	Area (SF)		Staff	Area (SF)	Net-To-Gross Factor (MEP, circulation)	%	Staff	Net Area Total (SF) per ROWS study recommendation	Net-To-Gross Factor (MEP, circulation)	%	Total Gross Area (SF)		Projected Additional Space
<b>Legislative Audit Division</b>	6,319 sf		53	3,224 sf	3,095 sf	49%	53	5,030 sf	1,509 sf	30%	6,539 sf	220 sf	
<b>Legislative Fiscal Division</b>	2,779 sf		24	2,442 sf	337 sf	12%	30	4,402 sf	1,321 sf	30%	5,723 sf	2,944 sf	
<b>Legislative Services Division</b>	11,400 sf		68	7,461 sf	3,939 sf	35%	80	12,137 sf	3,641 sf	30%	15,778 sf	4,378 sf	
<b>House of Representatives</b>	11,890 sf		170	4,833 sf	7,057 sf	59%	204	18,821 sf	5,646 sf	30%	24,467 sf	12,577 sf	
<b>Senate</b>	8,727 sf		114	6,633 sf	2,094 sf	24%	119	12,177 sf	3,653 sf	30%	15,830 sf	7,103 sf	
<b>Legislative Common Use</b>	1,274 sf		N/A	1,274 sf	N/A	N/A	N/A	7,610 sf	2,283 sf	30%	9,893 sf	8,619 sf	
<b>Hearing Rooms</b>	9,693 sf		N/A	9,693 sf	0 sf	0%	N/A	20,793 sf	6,238 sf	30%	27,031 sf	17,338 sf	
<b>Press Corps</b>	654 sf		18	294 sf	360 sf	55%	28	1,772 sf	532 sf	30%	2,304 sf	1,650 sf	
<b>TOTAL</b>	<b>52,736 sf</b>		<b>447</b>	<b>35,854 sf</b>	<b>16,882 sf</b>	<b>32%</b>	<b>514</b>	<b>82,741 sf</b>	<b>24,822 sf</b>	<b>30%</b>	<b>107,564 sf</b>	<b>54,828 sf</b>	
								<b>Total Projected SF</b>		<b>15%</b>	<b>123,698 sf</b>	<b>70,962 sf</b>	Remain in Historic Capitol Building - additional 15% grossing

Additional Area Necessary: 70,962 SF

# Program Changes by Group



# MONTANA STATE CAPITOL BUILDING

## PROGRAM SCENARIOS

SCENARIO	CAPITOL	ADDITIONAL SPACE REQUIRED	ANNEX	PASS/FAIL	COMMENTS	
1	<b>Baseline</b> Legislative Divisions, House, Senate, Hearing Rooms, Press, Legislative Common Use	123,698 sf	70,962 sf	NO	<b>FAIL</b>	
	B Legislative Divisions, House, Senate, Hearing, Press, Legislative Common Use	119,418 sf	61,520 sf	9,191 sf	<b>FAIL</b>	
2	<b>Elected Official Annex</b> Legislative Divisions, Press, Existing Hearing Rooms, Legislative Common Use	45,746 sf	7,516 sf	58,897 sf	<b>MARGINAL PASS</b>	Numerical Pass (assumes major revisions to 3rd Floor)
	B Legislative Divisions, Press, Existing Hearing Rooms, Legislative Common Use	51,687 sf	2,940 sf	68,088 sf	<b>MARGINAL PASS</b>	Numerical Pass (assumes major revisions to 3rd Floor)
	C House Leadership, Senate Leadership, LAD Leadership, OLIS, Press, Existing Hearing Rooms, Legislative Common Use	44,206 sf	<b>-1,980 sf</b>	78,263 sf	<b>PASS</b>	
3	<b>Division Annex</b> House, Senate, Press, Existing Hearing Rooms, Legislative Common Use	70,062 sf	18,142 sf	55,098 sf	<b>FAIL</b>	
	B House, Senate, Press, Legislative Common Use, Existing Hearing Rooms, LAD Leadership, OLIS	73,052 sf	27,561 sf	41,868 sf	<b>FAIL</b>	
	C House, Senate, Press, Legislative Common Use, Existing Hearing Rooms	41,216 sf	<b>-4,914 sf</b>	83,063 sf	<b>PASS</b>	



# **WORKING GROUP RECCOMENDATION**

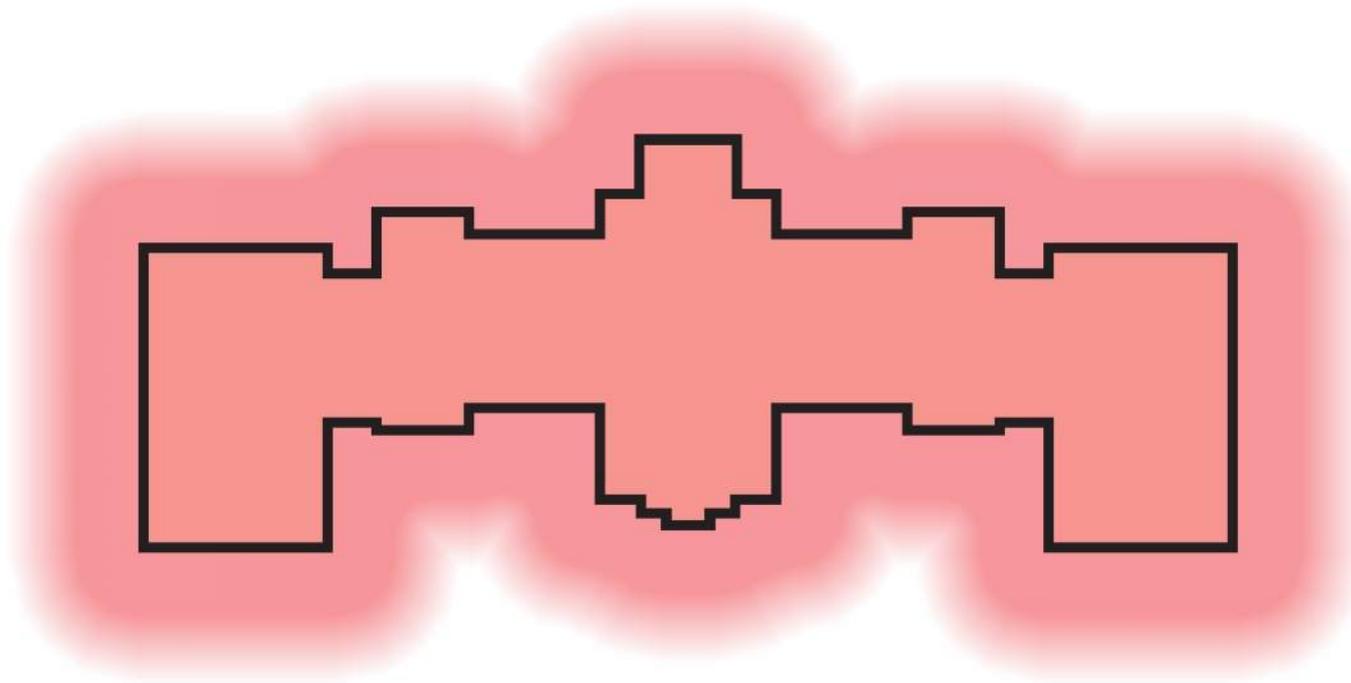
**OLIS and Audit space needs  
should be considered in the  
Long Range Plan**

# **SYNTHESIS OF RECOMMENDED PLAN**

## SCENARIO 01 A - BASELINE

### REMAINING IN CAPITOL BUILDING:

- Legislative Divisions
- House of Representatives
- Senate
- Hearing Rooms
- Press Corps
- Legislative common use



EXISTING CAPITOL BUILDING

NO ANNEX

TOTAL AREA NEEDED

IN CAPITOL BUILDING: **123,698 SF**

ADDITIONAL SPACE NEEDED

IN CAPITOL BUILDING: **70,962 SF**

**FAIL** THIS SCENARIO DOES NOT SUCCEED



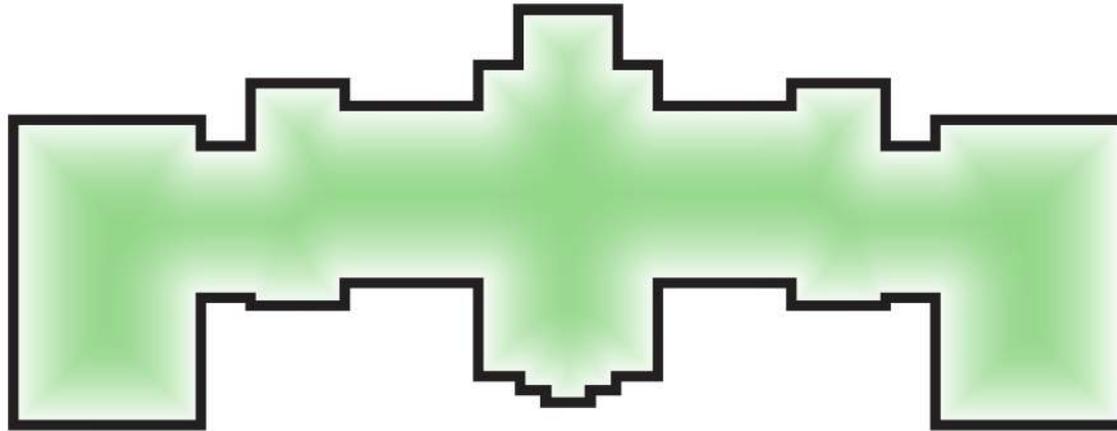
# Addition to the Capitol

## REMAINING IN CAPITOL BUILDING:

- House of Representatives Leadership
- Senate Leadership
- Existing Hearing Rooms
- Press Corps
- Legislative common use

## NOT IN CAPITOL BUILDING:

- House of Representatives rank & file
- Senate rank & file
- New Hearing Rooms
- Legislative Divisions



EXISTING CAPITOL BUILDING



PROPOSED ANNEX

TOTAL AREA NEEDED

IN CAPITOL BUILDING: **41,216 SF**

SURPLUS OF SPACE

IN CAPITOL BUILDING: **4,914 SF**

AREA REQUIRED FOR STAFF

NOT IN CAPITOL BUILDING: **83,063 SF**

**PASS** THIS SCENARIO SUCCEEDS



# Synthesis of Recommended Plan

## Addition to the Capitol

CAPITOL	ADDITIONAL SPACE REQUIRED	ANNEX	PASS/FAIL
House, Senate, Press, Legislative Common Use, Existing Hearing Rooms	41,216 sf <b>-4,914 sf</b>	House Rank and File, Senate Rank and File, New Hearing Rooms, Legislative Divisions	83,063 sf <b>PASS</b>

# Next Steps

- **Sept 12: Workshop 5: “Refined Preferred Concept and Initial Phasing Strategies”**
- **October 3: Workshop 6: “Confirmation of Final Concept & Phasing Plan”**
- **October 24: Workshop 7: “Presentation of 95% Draft Report”**
- **October 31: Deliverable: Final Report**